



**PLANNING COMMISSION MEETING
OF THE CITY OF CEDAR HILLS
Tuesday, August 19, 2025 6:00 p.m.**

Notice is hereby given that the Planning Commission of the City of Cedar Hills, Utah, will hold a **Planning Commission Meeting on Tuesday, August 19, 2025 beginning at 6:00 p.m.** at the Community Recreation Center, 10640 N Clubhouse Drive, Cedar Hills, Utah. This is a public meeting, and anyone is invited to attend.

PLANNING COMMISSION MEETING

1. Call to Order
2. Public Comment: Time has been set aside for the public to express their ideas, concerns, and comments (comments limited to 3 minutes per person with a total of 30 minutes for this item)

SCHEDULED ITEMS & PUBLIC HEARINGS

3. Approval of the minutes from the July 29, 2025 Planning Commission meeting
4. Review/Recommendation and Public Hearing on Final Plan approval for a Commercial Development at 4773 W Cedar Hills Drive, located in the Cedar Hills Retail Center Subdivision (Jack in the Box)
5. Review/Recommendation and Public Hearing on the Transportation Element of the Cedar Hills General Plan

ADJOURNMENT

6. Adjourn.

Posted this 15th day of August, 2025

/s/ Colleen A. Mulvey, City Recorder

Supporting documentation for this agenda is posted on the city website at www.cedarhillsutah.gov.

In accordance with the Americans with Disabilities Act, the City of Cedar Hills will make reasonable accommodations to participate in the meeting. Requests for assistance can be made by contacting the City Recorder at 801-785-9668 at least 48 hours in advance of the meeting to be held.

The order of agenda items may change to accommodate the needs of the Planning Commission, the staff, and the public. This meeting may be held electronically to permit one or more of the commission members or staff to participate.



PUBLIC MEETING AND PUBLIC HEARING ETIQUETTE

Please remember all public meetings and public hearings are recorded

- All comments **must** be recognized by the Chairperson and addressed through the microphone.
- Please do not approach the Council/Commission dais without permission from the Chairperson.
- When speaking to the Council / Planning Commission, please stand, speak slowly and clearly into the microphone, and state your name and address for the recorded record.
- Be respectful to others and refrain from disruptions during the meeting. Please refrain from conversation with others in the audience as the microphones are very sensitive and can pick up whispers in the back of the room.
- Keep comments constructive and not disruptive.
- Avoid verbal approval or dissatisfaction of the ongoing discussion (i.e., booing or applauding).
- Exhibits (photos, petitions, etc.) given to the City become the property of the City.
- Please silence all cellular phones, electronic devices or other noise making devices.
- Be considerate of others who wish to speak by limiting your comments to a reasonable length and avoiding repetition of what has already been said. Individuals may be limited to three minutes and group representatives may be limited to five minutes.
- Refrain from congregating near the doors or in the area outside the council room to talk as it can be very noisy and disruptive. If you must carry on conversation in this area, please be as quiet as possible. (The doors must remain open during a public meeting/hearing.)

Public Hearing v. Public Meeting:

If the agenda item is a **public hearing**, the public may participate during that time and may present opinions and evidence for the issue for which the hearing is being held. In a public hearing there may be some restrictions on participation such as time limits.

Anyone can observe a **public meeting**, but there is no right to speak or be heard there - the public participates in presenting opinions and evidence at the pleasure of the body conducting the meeting.



The City of Cedar Hills

TO:	Planning Commission
FROM:	Sarah Sampson
DATE:	August 19, 2025

SUBJECT:	Review/Recommendation and Public Hearing on final plan approval for a Commercial development at 4773 W Cedar Hills Drive, located in the Cedar Hills Retail Center Subdivision (Jack in the Box)
APPLICANT PRESENTATION:	
STAFF PRESENTATION:	Sarah Sampson, Associate Planner

BACKGROUND AND FINDINGS:

Overall Project Summary:

The Cedar Hills Retail Center project is a new commercial development located at North County Blvd. and Cedar Hills Drive in Cedar Hills, Utah. The project consists of a 2000 SF retail building that will house a drive-thru tenant, Jack In the Box, The site is zoned SC-1 (Shopping Center)

Site Details:

Total lot area: 30866 SF (0.709 ac)

Building area (including trash): 2000 SF (7% of lot)

Hard surface/impervious area: 17,383 SF (56% of lot)

Landscape area: 11,483 SF (37% of lot)

Drive-Thru:

The drive-thru is designed to accommodate up to 12 vehicles with stacking.

Building and Architecture: Preliminary exterior elevations consisted of white and gray brick, which was not in compliance with City code. Revisions have been made at the recommendation of the planning commission and city council but are still not fully compliant with code. Final elevation approval is still pending

Landscaping:

Landscaped area totals 11,483 SF (37% of project area)
various plantings and irrigation infrastructure

Site Utilities and Stormwater Management:

This project includes comprehensive utility planning, New water service connections, sanitary sewer system with grease trap and sewer cleanout

StormTech system will be shared with the North lot tenant

Required storage: 3,471 cu. Ft.

Provided Storage: 4,122 cu. Ft.

Lighting: Pending photometric submittal

This comprehensive development project is designed to comply with all local standards and requirements while providing an attractive retail space with efficient traffic flow and suitable amenities.

PREVIOUS LEGISLATIVE ACTION:

Preliminary approval and public hearing by council on August 5, 2025

FISCAL IMPACT:

N/A

SUPPORTING DOCUMENTS:

Civil plans, landscape plan, Architecture and interior plans,

RECOMMENDATION:

Staff recommends that the Planning Commission approve the final plan, subject to any changes required and recommend to City Council.

MOTION:

To recommend/not recommend the final approval for a Commercial development at 4773 W Cedar Hills Drive, located in the Cedar Hills Retail Center Subdivision (Jack in the Box), subject to the following conditions:

- Traffic study submittal
- Final engineering review
- Exterior elevation code compliance
- Lighting Plan submittal and approval
- Zoning approval

{LIST ANY OTHER CONDITIONS NECESSARY FOR APPROVAL}

**4773 West Cedar Hills Drive
Cedar Hills, Utah 84062**

[illegible]

Civil Sheet Index

Civil Note to Contractor

Flood Zone

Basis of Bearings

Benchmark

Level Description

Lot 1, Cedar Hills Retail Center Subdivision, according to the official plat thereof on file and of record in the Utah County recorder's office.



28 May 2025

CO.O

Cover Sheet

1773 West Cedar Hills Drive
Cedar Hills, Utah



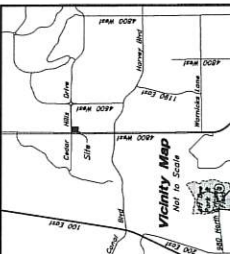
(801) 521-8529 • AlVaEngineering.net

[illegible]

36 31



▶



Narrative

This Survey was requested by Soil Rock Holdings, LLC prerequisite to development of this property.

This Survey reflects and honors the underlying 2014 Cedar Hills Retail Center Subdivision recorded as Entry No. 1343745 by ANA.

A line between monuments located the West County Corner and the Northwest corner of Section 6 was measured the record UTM County bearing of N 0°12'42" W x 88 as the basis of bearings to reference and honor said underlying Subdivision.

This Survey reflects Lot 5 of the aforementioned Subdivision, being the Southerly portion of Lot 1 of the 2014 Cedar Hills Retail Center Subdivision.

Monuments necessary will be set with the aforementioned Subdivision.

Title Information

This survey was completed using Illinois Report File No. NS-210837-SLCI dated April 2, 2024 from First American Title Insurance Company National Service Center.

The following survey related items circled (Solid) from Schedule B, Part II of the report are pulled into the survey:

The following survey related items circled (Dashed) from Schedule B, Part II of the report are pulled into the survey:

The following survey related items not circled from Schedule B, Part II of the report cannot be pulled:

Examinations, notes and redactions as shown on Cedar Hills Real Estate subdivision map recorded April 20, 2019 as Entry No. 35457-2019 in Easements & Plots at Page 65 of 65

Terms and Conditions contained in that certain Escrow Agreement for Subdivision Improvements in Cedar Hills recorded April 20, 2019 as Entry No. 35458-2019 of which the subject property is included as one of the lots, and all other terms and conditions regarding an escrow account to be created for entry and off-site improvements related to said subdivision, but contains nothing to pull.

Exception No. 3, 4, 7-11, 14-16 are now gathered and/or standard acreages that pull.

Quarter Corner o

Bross Cap Monument for the West Quarter Corner of Section 6, T5S, R2E, SLB5M
Assigned Elevation = 4866.34 feet

Zoning Information

Zone	Building Setback Requirements	S.C.-1 (Commercial - Retail District)
Front yard		All buildings must be set back of least 30 feet from any adjacent residential property
Side yard		15'
Back yard		All buildings must be set back of least 30 feet from any adjacent residential property
Height Restrictions		35'
Lot Coverage		N/A

Flood Plain Data

This property lies entirely within Flood Zone X as designated on FEMA Flood Insurance Rate Map for Utah County and incorporated areas map Number 49049C0167F dated 19 June 2020. Flood Zone X is defined as "Area of Minimal Flood Hazard."

Voter

According to ALTA standards, the surveyor cannot certify a survey based upon an interpretation. The surveyor is not authorized to interpret zoning codes, nor can the surveyor determine whether certain improvements are burdening or actually benefiting the property.

Record Description

Lot 1, Cedar Hills Retail Center Subdivision, according to the official plat thereof on file and of record in the Utah County recorder's office.

Certification

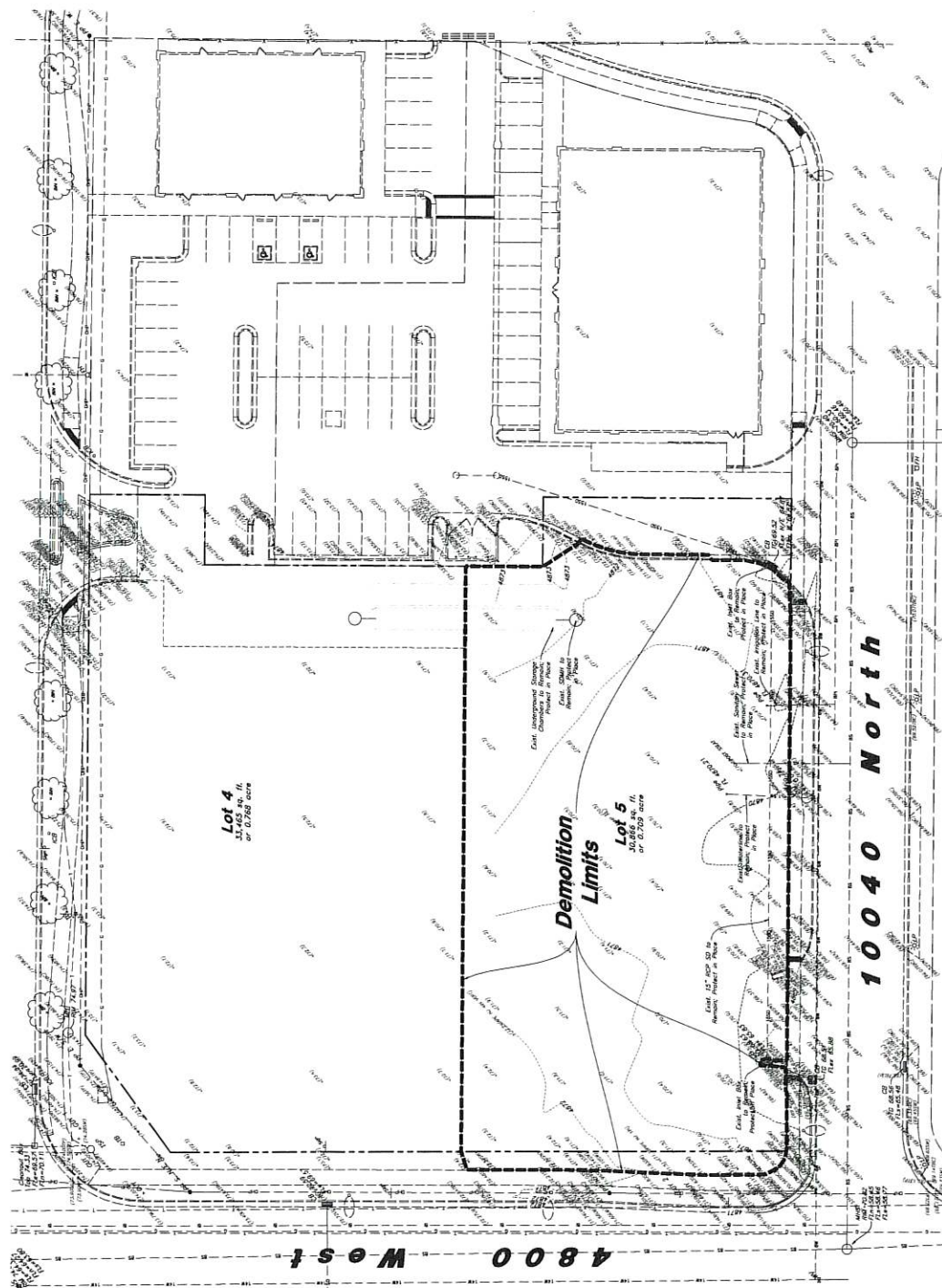
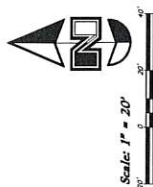
To Salt Rock Holdings, LLC, JW Property Group, LLC, America First Federal Credit Union, and First American Title Insurance Company;

This is to clarify that this map or plot and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes items 1, 2, 3, 4, 5, 8, 11(c) & 13 of Table A thereof. The field work was completed on April 21, 2025.



Date: 30 May, 2021

David M. Hamilton
Utah PLS No. 12966234

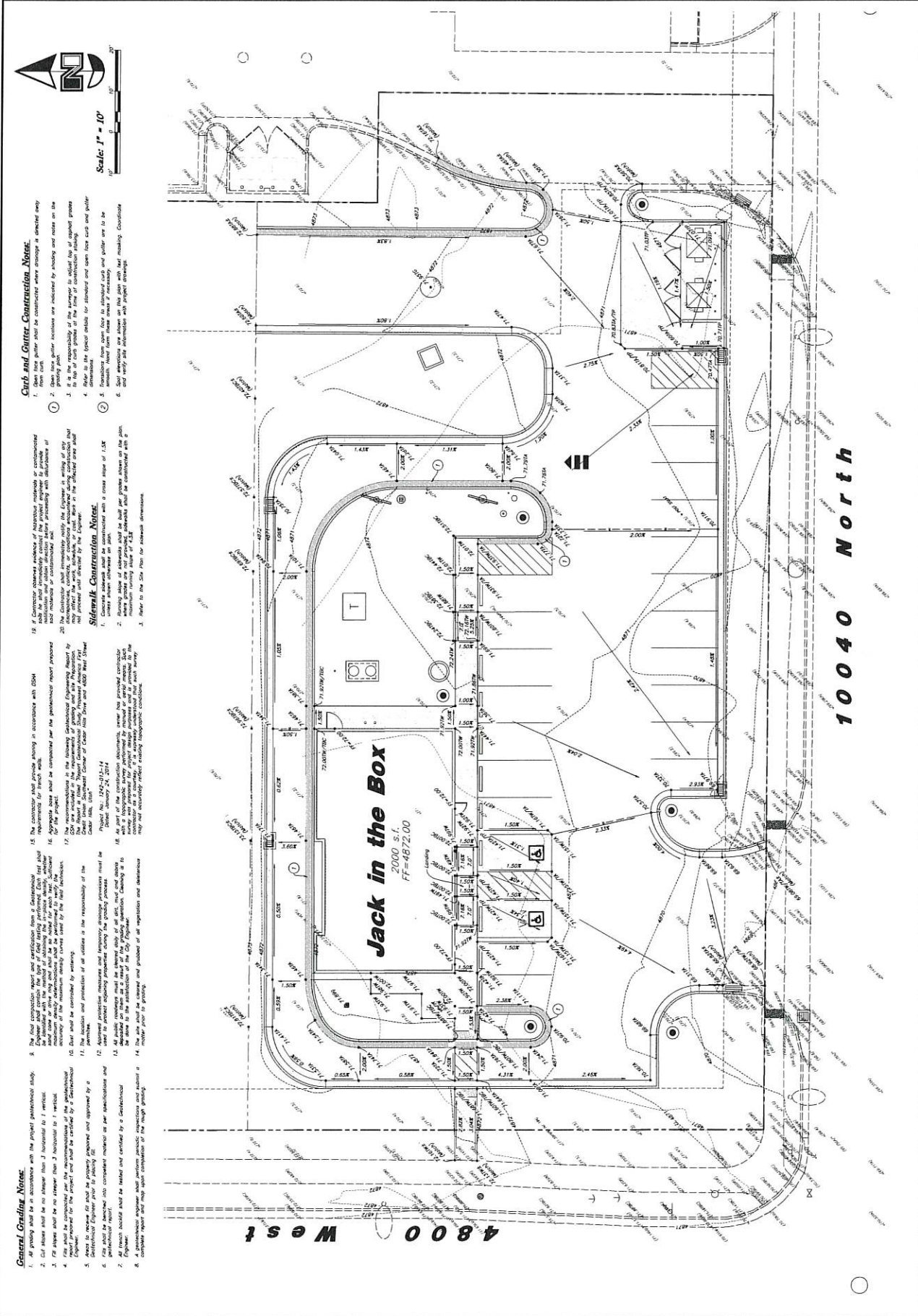


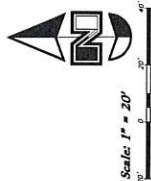
General Demolition Notes:

- [illegible]

The location and/or elevation of existing utilities as shown on these plans is based on records of the various utility companies and, where possible, measurements taken in the field. The information is not to be relied on as being exact or complete.







The Contractor shall immediately notify the Engineer in writing of any change in the design, construction, or materials of any structure that may affect the safety, soundness, or load-carrying capacity of any part of the project and directed by the Engineer. The Contractor shall immediately notify the Engineer in writing of any change in the design, construction, or materials of any structure that may affect the safety, soundness, or load-carrying capacity of any part of the project and directed by the Engineer.

Verifying, installing, and configuring the software for the specific hardware and operating system. Refer to the specific installation instructions for more information regarding installation, etc.

- [illegible]

CAUTION: The locations and/or elevations of existing utilities as shown on these plans are based on records of the various utility companies and, where possible, measurements taken in the field. The information is not to be relied on as being

All Storm Drainage & Sanitary Sewer Pipe Lengths and Slopes are from Center of Structure to Center of Structure

1. Contractor shall find and verify all existing underground utility elevations prior to any utility construction.
2. Contractor shall construct all new utility construction in accordance with the specifications and standards of the utility authority having jurisdiction.
3. Construction of any onsite utility connection will be done at the discretion of the utility authority having jurisdiction.

Know what's below.

 **Call811** before you dig.

BLUE STAKES OF UTAH
UTAH DIGITRACK AND COUNTER, INC.
www.call811.utahdigsites.org
1-800-662-4111

C Pipe Protection During Construction:
PVC Pipe must have 24" cover for heavy construction loading during construction. The Contractor is responsible to adequately protect any pipes with less than 24" cover by forming over the pipes.



28 May 2025

C3.1

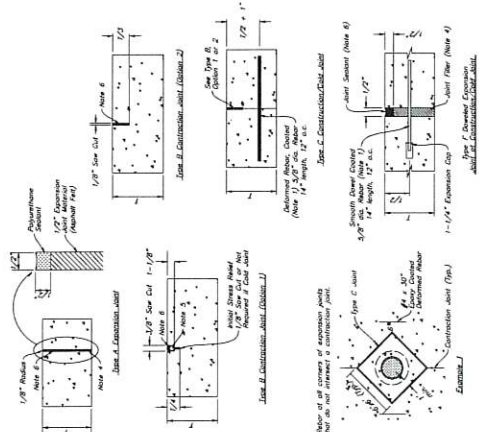
Jack in the Box - Cedar Hills
Utility Plan
4775 West Cedar Hills Drive
Cedar Hills, Utah



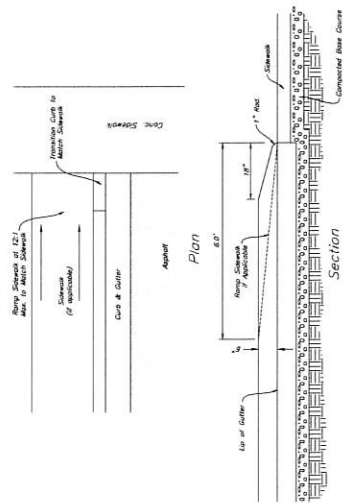
2010 North Redwood Road, Salt Lake City, Utah 84116
(801) 521-8529 - AlVA@angeneering.net

[illegible]

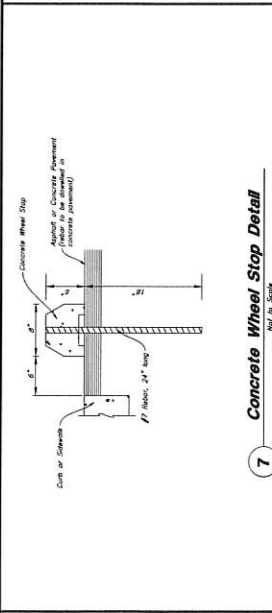
1. **REINFORCEMENT:** ASTM A 615, grade 60, galvanized or epoxy coated deformed steel rebar or smooth steel disks with diameter as indicated.
 - A. Space rebar and disks at 12 to 15 inches on center.
 - B. Concrete should be poured continuously in maximum lifts.
 - C. Rebar should be lapped at least 48 inches and perpendicular to the joint during concrete placement.
2. **SETTING:** Place all rebar in working position and secure it with chairs. Do not use any wire or other material to hold rebar in place. Do not use any wire or other material to hold rebar in place. Do not use any wire or other material to hold rebar in place.
3. **JOINTS:** Lay out joints to avoid construction and control random cracking.
 - A. Joint spacing shall be 12 feet maximum in either direction.
 - B. Extend transverse construction joints continuously across the full width of the concrete. Make the joints coincide with any change in section.
 - C. Place reinforcement in joint locations to meet steel or meshwork locations.
 - D. Joints shall be placed where concrete disks are loading wall, sidewalk, curb, gutter or any immediate structure.
 - E. Joints shall be placed where concrete disks are loading wall, sidewalk, curb, gutter or any immediate structure.
4. **REINFORCING BARS:** Round disks. It must be extended approximately 25 percent to fit tightly into each joint and compatible with the joint material.
5. **REINFORCING BARS:** Round disks. It must be extended approximately 25 percent to fit tightly into each joint and compatible with the joint material.
6. **JOINT SEALANT:** Not specified. Asphalt base (Type ASTM D-3422). Remove dirt, oil, and curing compounds from joint surface. Seal joints immediately after setting.



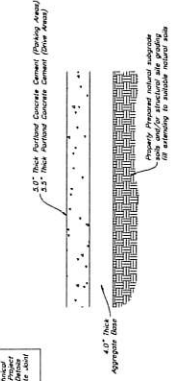
Concrete Joint Detail
Not to Scale



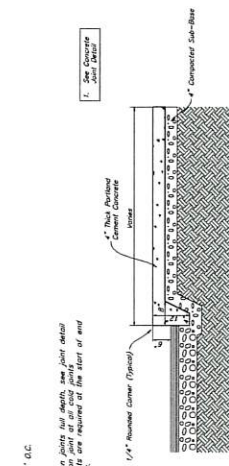
Curb Transition
Not to Scale



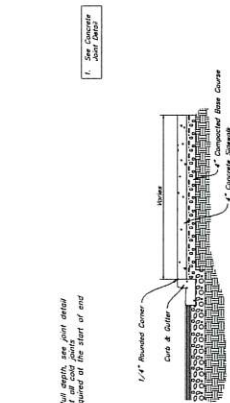
Concrete Wheel Stop Detail
Not to Scale



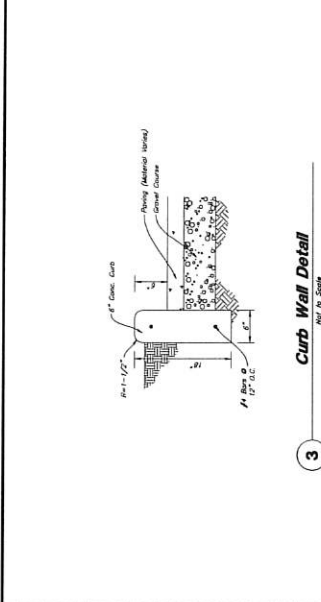
Concrete Paving Section
Not to Scale



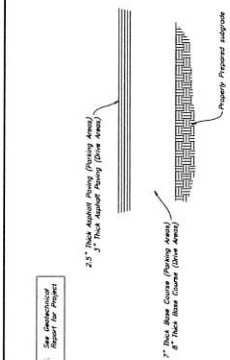
Thickened Edge Walk
Not to Scale



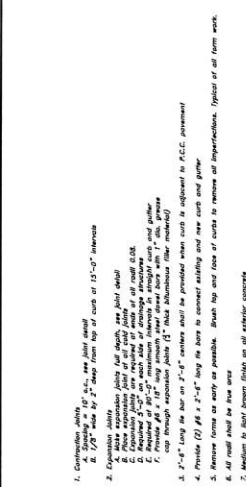
Typical Sidewalk Detail
Not to Scale



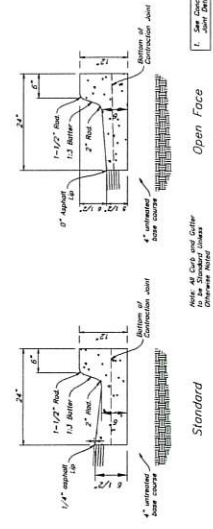
Curb Wall Detail
Not to Scale



Standard Asphalt Section
Not to Scale



Jack in the Box - Cedar Hills
Not to Scale



24" Curb And Gutter
Not to Scale



28 May, 2025
C4.1

Details
4735 West Cedar Hills Drive
Cedar Hills, Utah

AM
2010 North Redwood Road, Salt Lake City, Utah 84118
(801) 521-8329 - Altamiror@amr.net

REV	DATE	DESCRIPTION
1	05/28/25	Issued for Bidding
2	05/28/25	Revised by: JH
3	05/28/25	Revised by: JH
4	05/28/25	Revised by: JH
5	05/28/25	Revised by: JH
6	05/28/25	Revised by: JH
7	05/28/25	Revised by: JH
8	05/28/25	Revised by: JH
9	05/28/25	Revised by: JH
10	05/28/25	Revised by: JH

AWA Engineering
2010 North Redwood Road, Salt Lake City, Utah 84116
(801) 521-8529 - AWAengineering.net

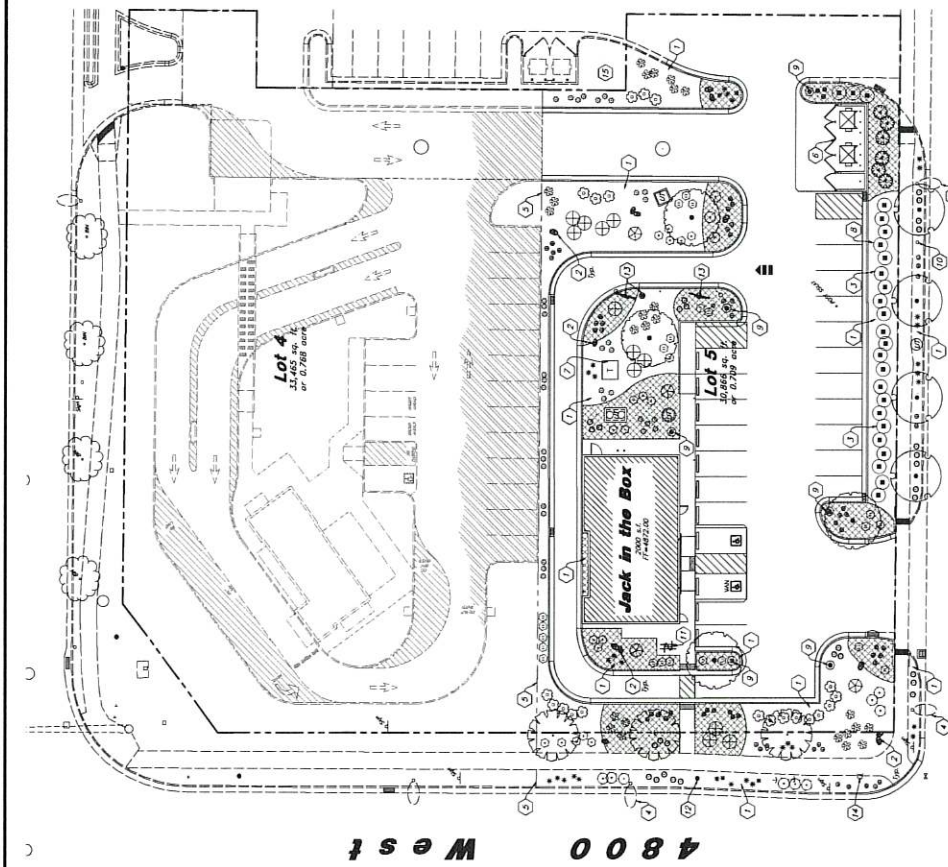
[illegible]

Silt Fence Section



Not Used





4800 West
10040 North

General Landscaping Notes:

1. These notes are provided for landscaping purposes only. It is the contractor's responsibility to provide the necessary materials and labor for the completion of the project. The contractor shall be responsible for obtaining all necessary permits and approvals from the appropriate authorities.
2. The contractor shall be responsible for the installation and maintenance of all landscaping elements, including trees, shrubs, and ground cover. The contractor shall be responsible for the removal of any existing landscaping elements that are not to be retained.
3. The contractor shall be responsible for the installation and maintenance of all irrigation systems, including pumps, pipes, and emitters. The contractor shall be responsible for the removal of any existing irrigation systems that are not to be retained.
4. The contractor shall be responsible for the installation and maintenance of all lighting systems, including poles, fixtures, and wiring. The contractor shall be responsible for the removal of any existing lighting systems that are not to be retained.
5. The contractor shall be responsible for the installation and maintenance of all fencing systems, including posts, rails, and gates. The contractor shall be responsible for the removal of any existing fencing systems that are not to be retained.
6. See and use other architectural drawings for all structures, foundations, grading, and drainage.

PLANT SCHEDULE

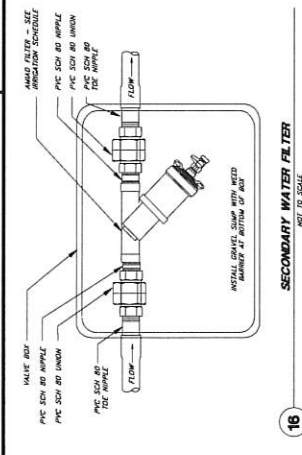
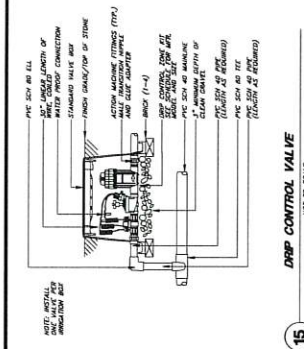
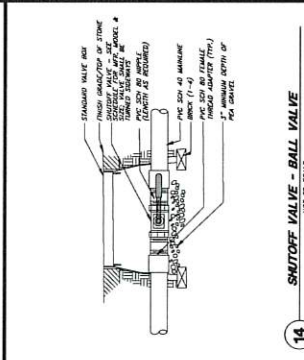
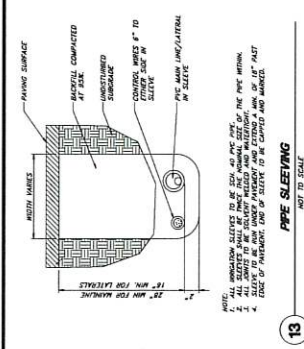
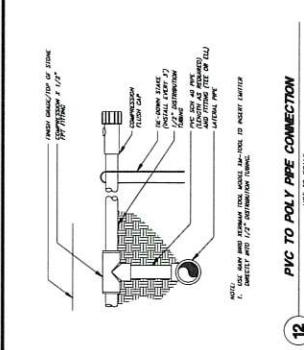
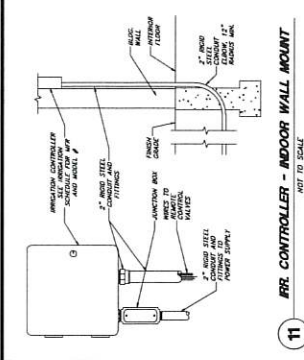
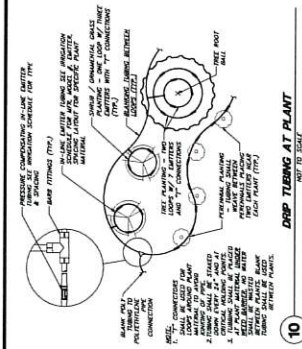
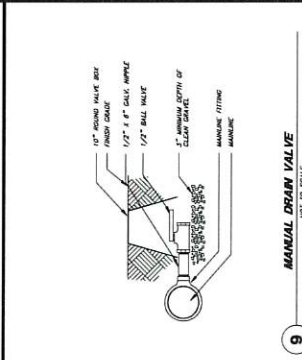
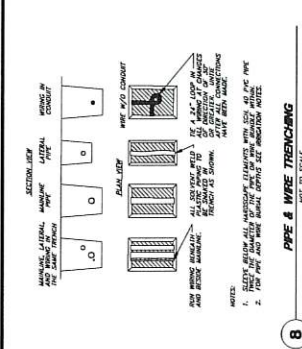
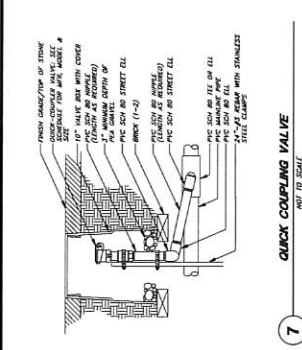
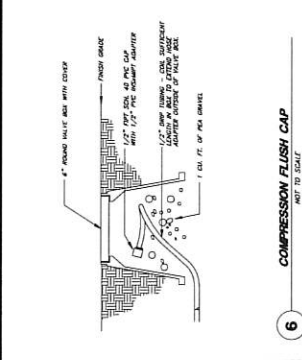
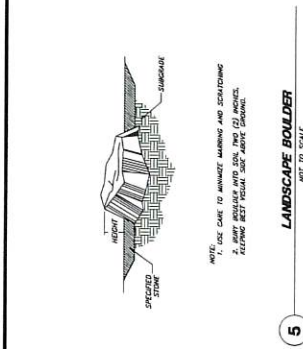
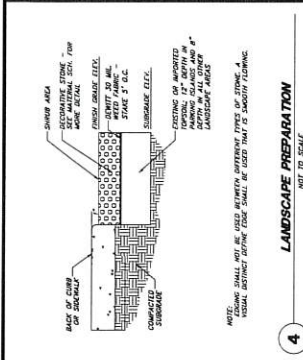
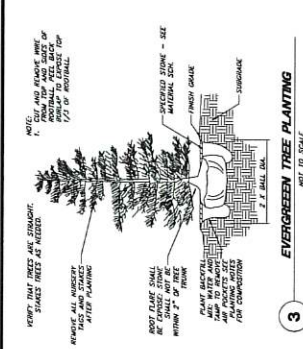
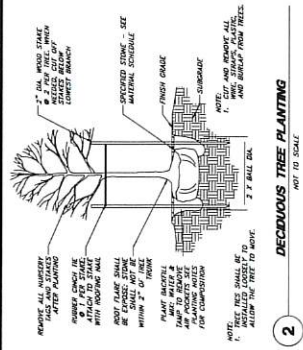
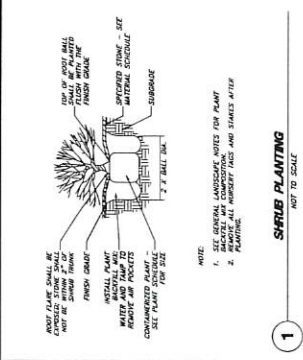
SYMBOL	QTY	RECOMMENDATION	COMMON NAME
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26	1	Medium	Medium
27	1	Medium	Medium

MATERIAL SCHEDULE

SYMBOL	QTY	RECOMMENDATION	COMMON NAME
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2	1	Medium	Medium
3	1	Medium	Medium
4	1	Medium	Medium
5	1	Medium	Medium
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27	1	Medium	Medium

Jack in the Box - Cedar Hills

4775 West Cedar Hills Drive
Cedar Hills, Utah
Landscape Plan





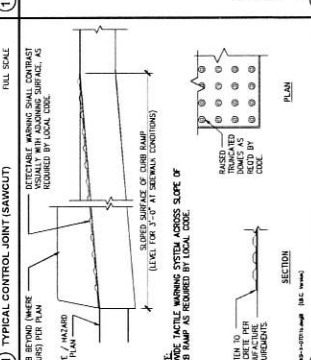
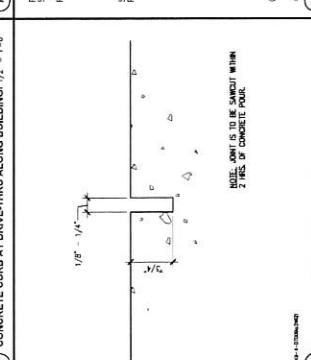
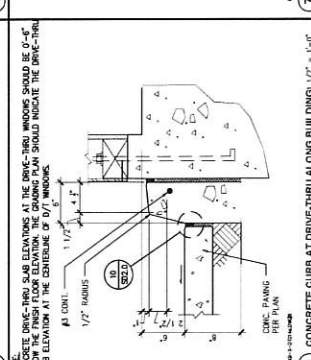
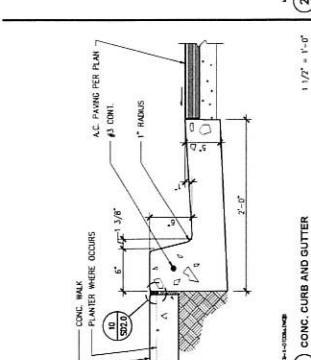
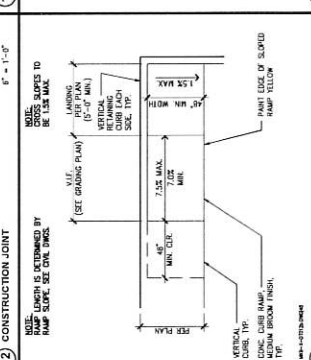
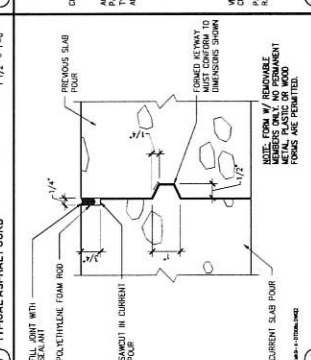
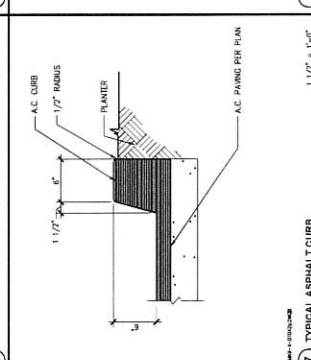
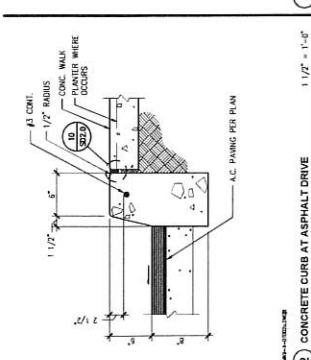
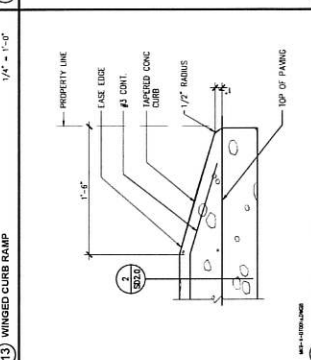
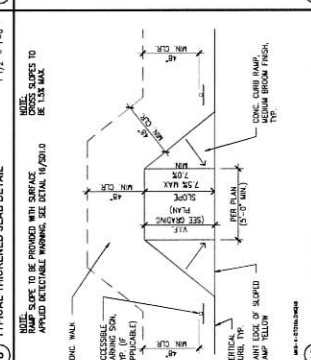
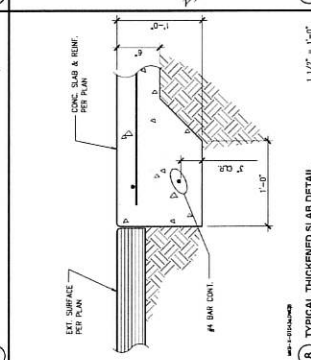
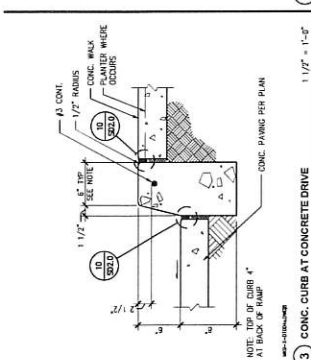
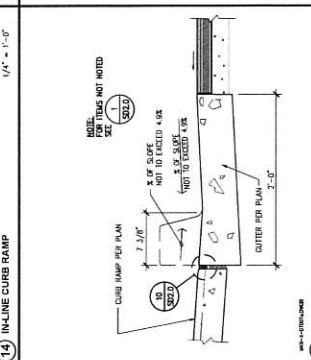
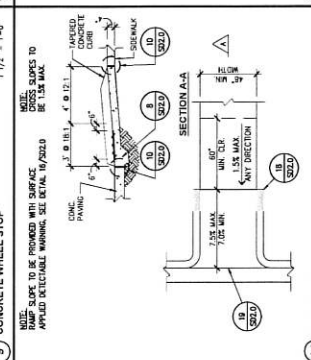
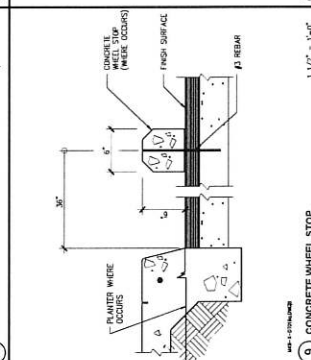
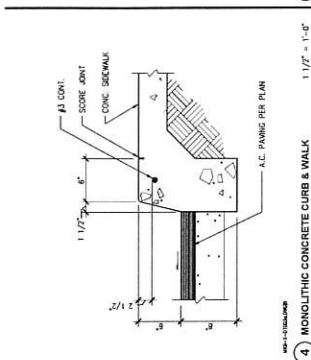
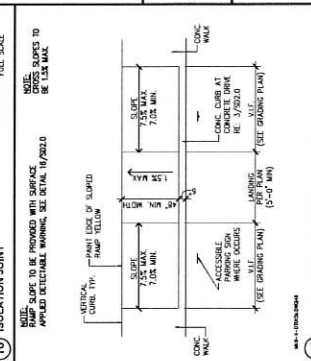
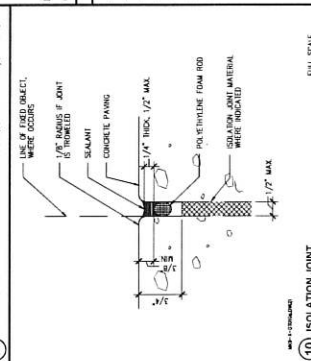
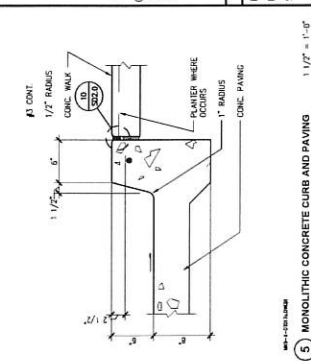
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P.M. UPDATE:	
SUBMITTAL DATE:	
1.	
2.	
3.	
REVISIONS	
NO.	DESCRIPTION

VIZUAL
400 N. SAINT PAUL STREET
DALLAS, TEXAS 75201
OFFICE 214-789-7755



SITE INFORMATION
BLDG TYPE: MK12C-SM
JOB #: J1155
ADDRESS: 4773 W. CLEAR HILLS DRIVE
CLEAR HILLS, UT 84062
OWNER: NAME
PROJECT: NAME
SCALE: AS NOTED

DETAILS
MK12C-SM
SD2.0





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SAN DIEGO, CA 92123
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RELEASE: FEBRUARY 7, 2025

DATE: 1/27/25

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DATE: 1/27/25

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DATE: 1/27/25

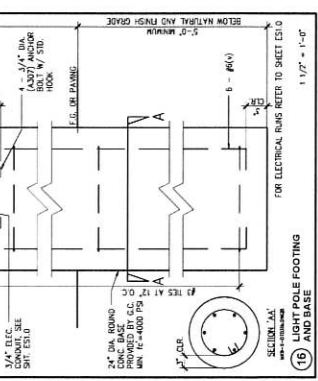
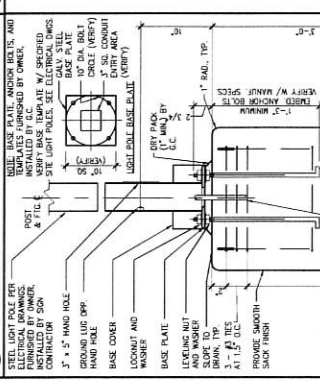
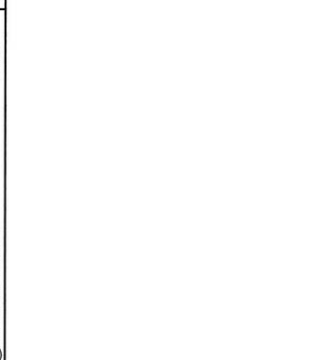
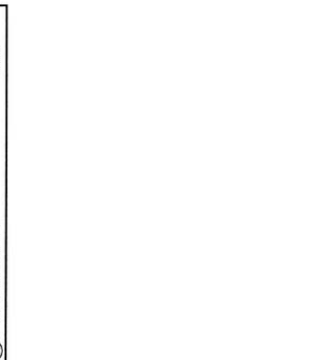
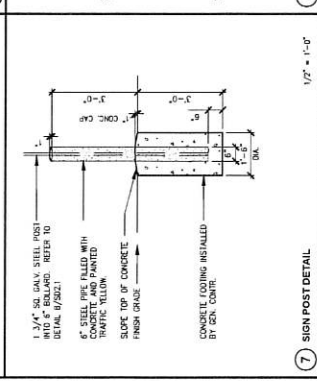
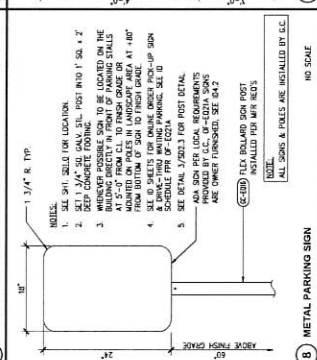
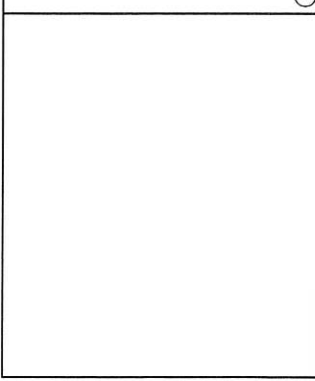
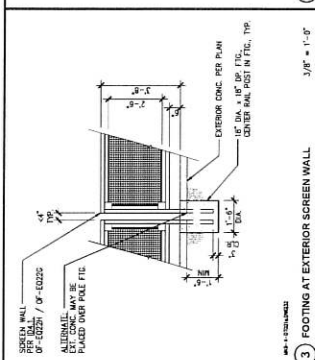
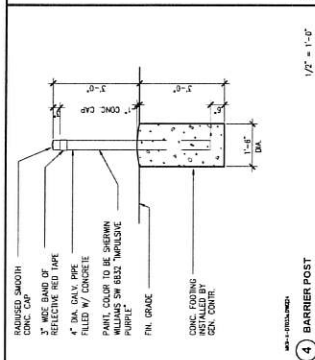
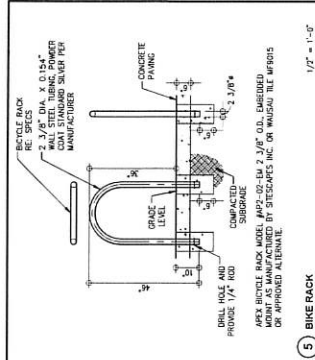
DATE: 1/27/25

VIZUAL
ARCHITECTURAL
400 N. SAINT PAUL STREET
SUITE 1120
DALLAS, TEXAS 75201
OFFICE: 214-788-1765



SITE INFORMATION
BLDG TYPE: MALL, SM
JOB #: J1335
ADDRESS: 1773 W. CEDAR HILLS DRIVE
CEDAR HILLS, UT 84002
DRAWN BY: NAME
PROJECT #: AS NOTED
SCALE: AS NOTED

DETAILS
MK12C, SM
SD2.1





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SAN DIEGO, CA 92123
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DATES	
RELEASE:	1/15/2022
P.A. UPDATES:	
SUBMITTAL DATE:	1.
	2.
	3.

REVISIONS	
NO.	DESCRIPTION
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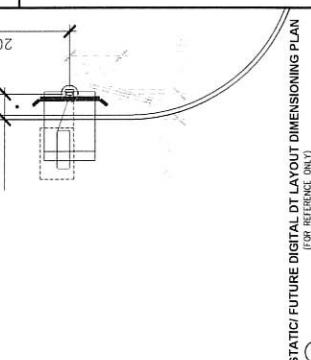
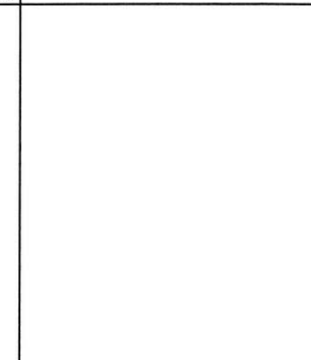
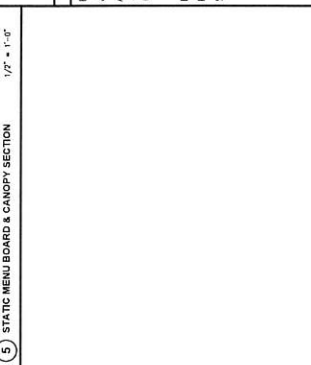
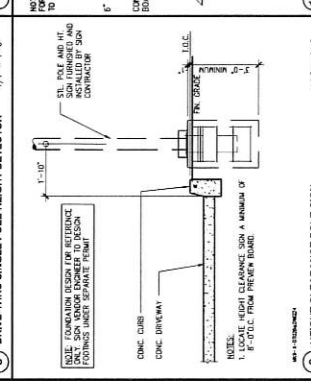
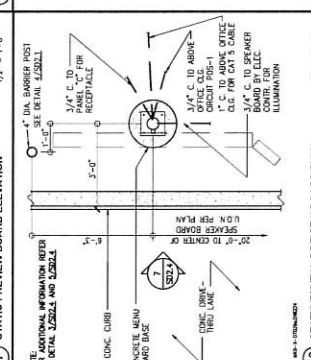
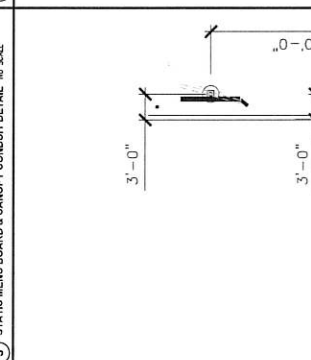
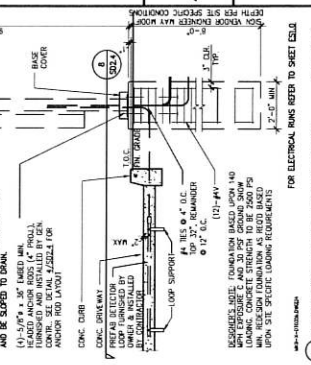
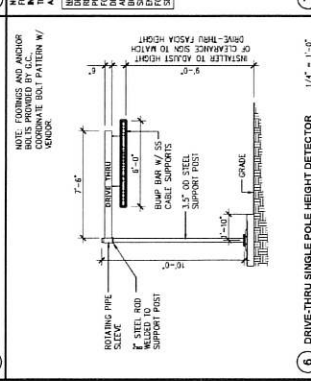
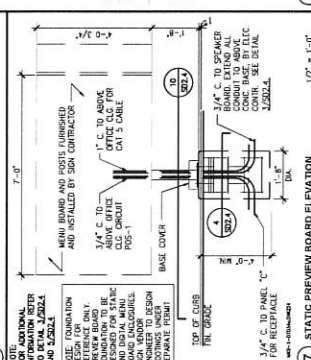
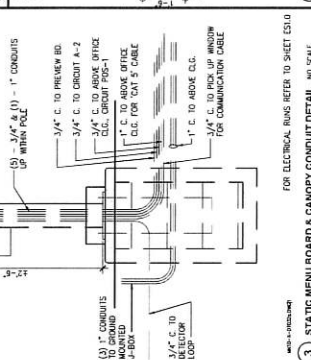
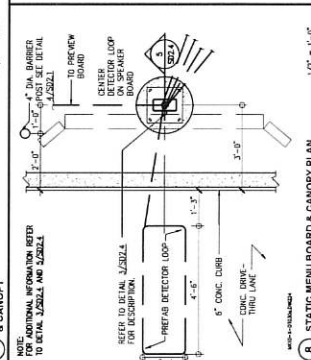
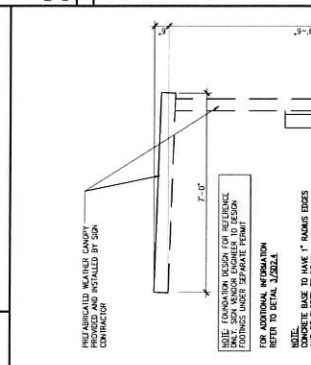
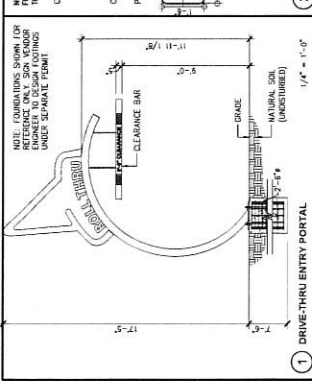
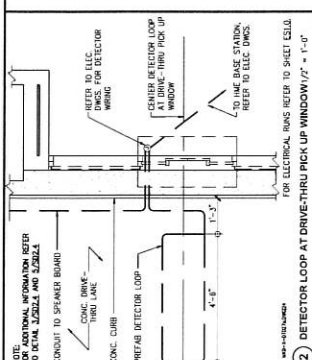
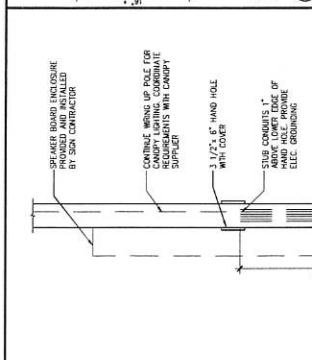
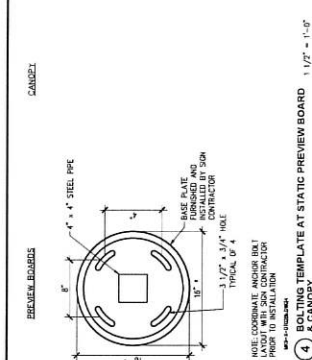
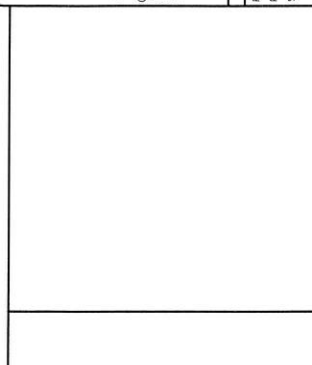
VIZUAL
400 N. SAINT PAUL STREET
SUITE 100
DALLAS, TEXAS 75201
OFFICE: 214-799-1755



DRIVE THRU DETAILS
MK11C SN

SD2.4

DRAWN BY: NAME
PROJECT #
SCALE: AS NOTED





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BID:	
CONSTRUCTION:	

REVISIONS	
NO.	DESCRIPTION



VIZUAL
 ARCHITECTURE
 400 N. SAINT PAUL STREET
 SUITE 200
 DALLAS, TEXAS 75201
 OFFICE: 214-799-7755



SITE INFORMATION

BUILDING TYPE: MK12C_SM

JOB #: J125

ADDRESS: CLEGG WALK DRIVE
CLEAR HILLS, UT 84602

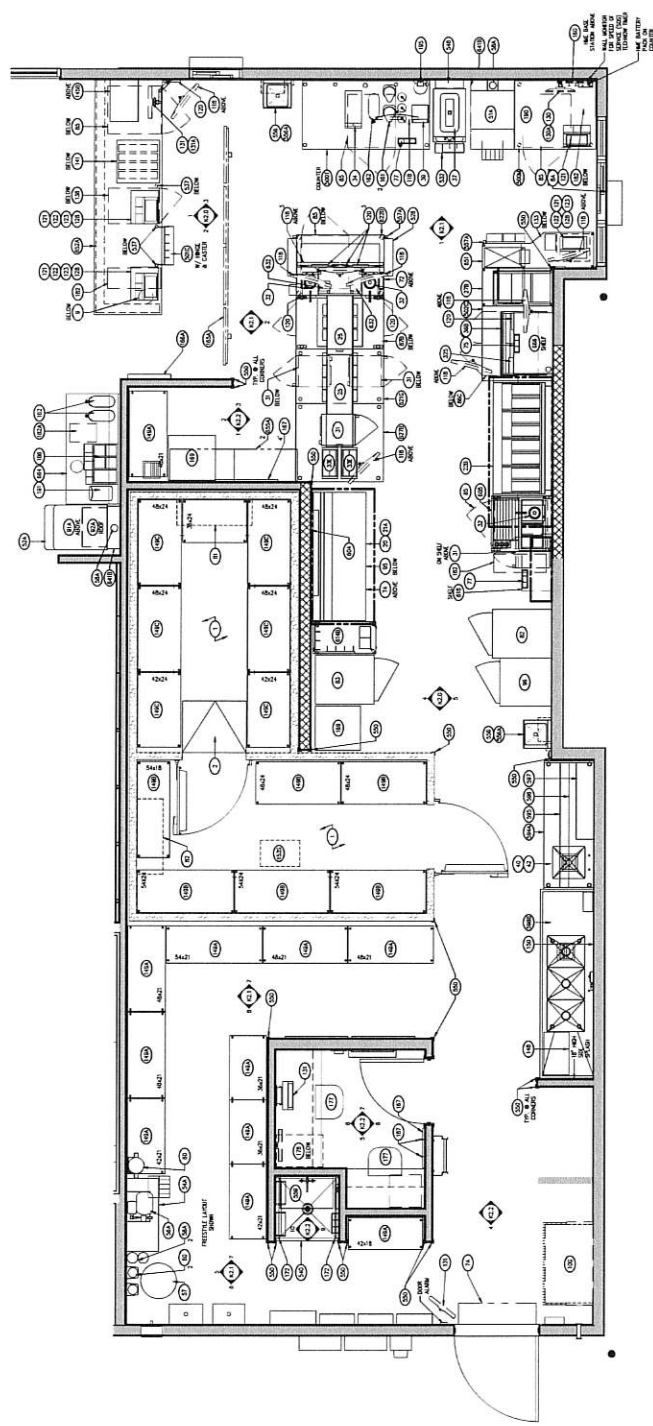
DRAWN BY: NAME

PROJECT #

SCALE: AS NOTED

EQUIPMENT PLAN

MK12C_SM
K1.0



NOTE

• COORDINATE EQUIPMENT WITH JLS

KITCHEN EQUIPMENT PLAN



In the box
0.57 SPECTRUM CENTER BLVD
SAN DIEGO, CA 92123
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DATES
RELEASE: FEBRUARY 2023

P.A. UPDATES
SUBMITTAL DATE:

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3.

REVISIONS

CONSTRUCTION:

NO. DATE

DESCRIPTION

REVISIONS

NO. DATE

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NO. DATE

DESCRIPTION

REVISIONS

VIZUAL
ARCHITECTURE
400 N. SAINT PAUL STREET
DALLAS, TEXAS 75201
OFFICE 214-789-1785

SITE INFORMATION
BLDG TYPE: MK12C_SM
JOB # J1335
ADDRESS: 4773 N CEDAR HILLS DRIVE
CEDAR HILLS, UT 84602

DRAWN BY: NAME
PROJECT #

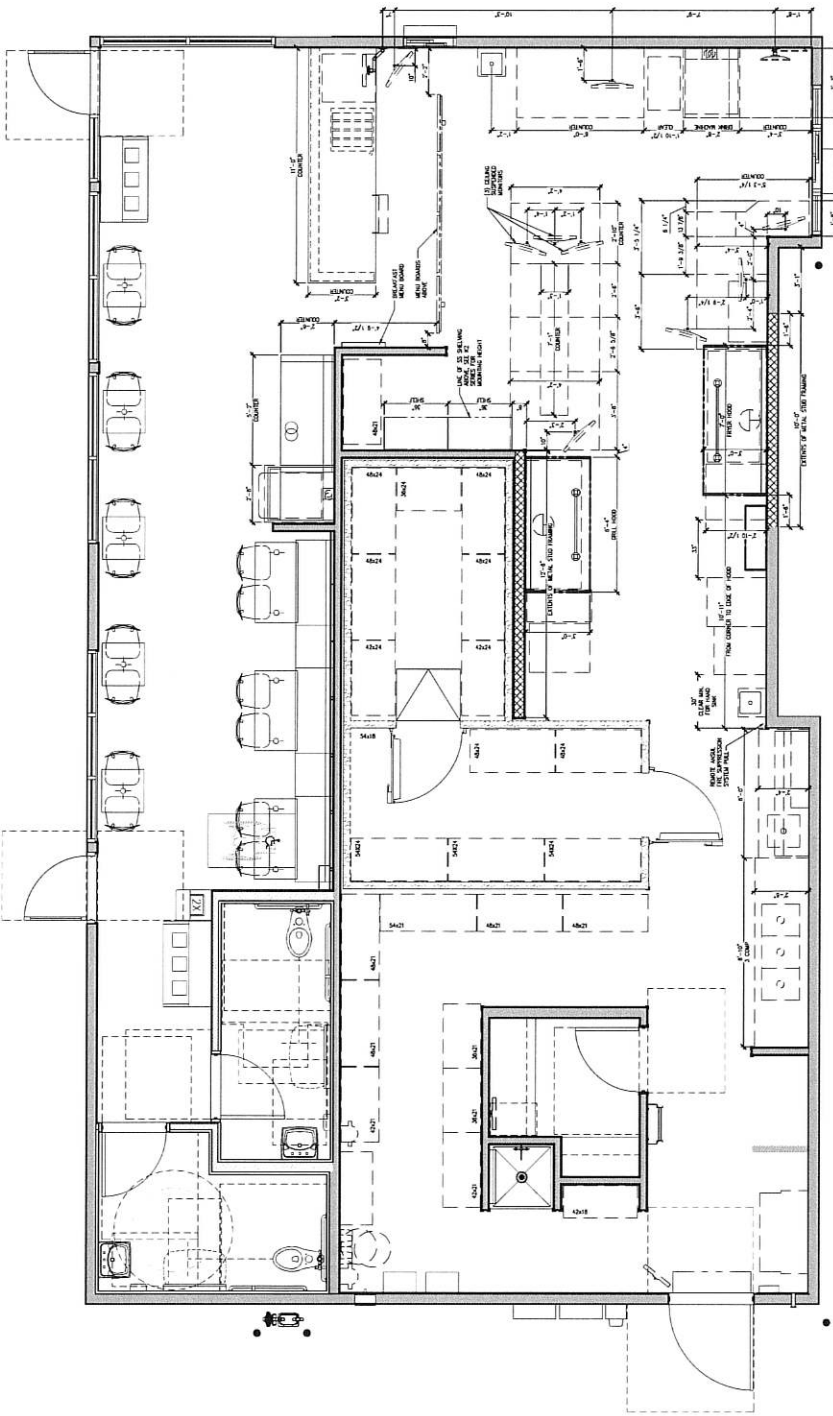
SCALE: AS NOTED

DIMENSIONS

PLAN

MK12C_SM

K1.1



DIMENSION PLAN

1

SCALE: 3/8" = 1'-0"





9353 SPECTRA CENTER BLVD
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DATE	DESCRIPTION
11/15/2022	RELEASE
11/15/2022	P.A. UPDATE
11/15/2022	SUBMITTAL DATE
1	2
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DATE	DESCRIPTION
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REVISIONS

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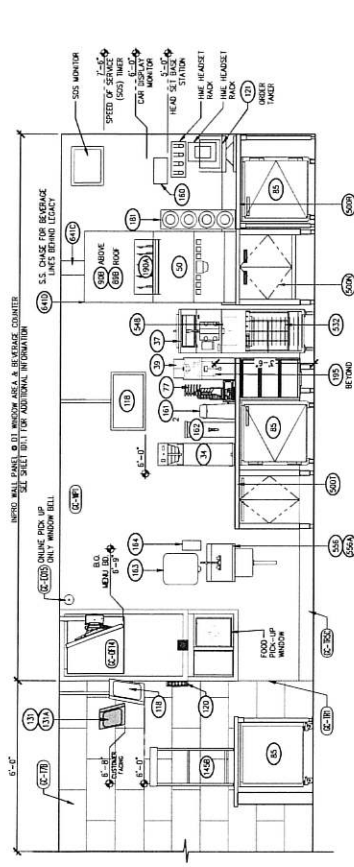
VIZUAL
ARCHITECTURE
400 N. SAINT PAUL STREET
DALLAS, TEXAS 75201
OFFICE: 214-789-1755



SITE INFORMATION
BLDG TYPE: MAINT. CM
JOB # : J3135
ADDRESS: CEDAR HILLS DRIVE
CEDAR HILLS, UT 84602

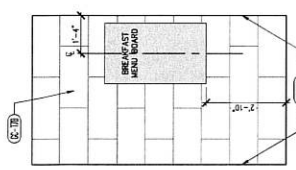
DRAWN BY: NAME
PROJECT # :
SCALE: AS NOTED

EQUIPMENT
ELEVATIONS
MK12C_SN
K2.0



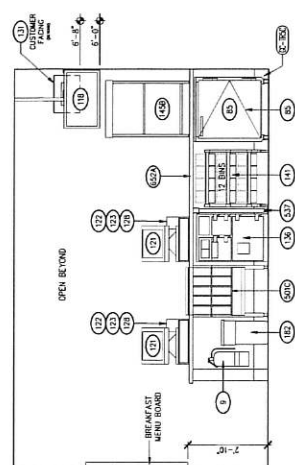
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SCALE: 1/2" = 1'-0"



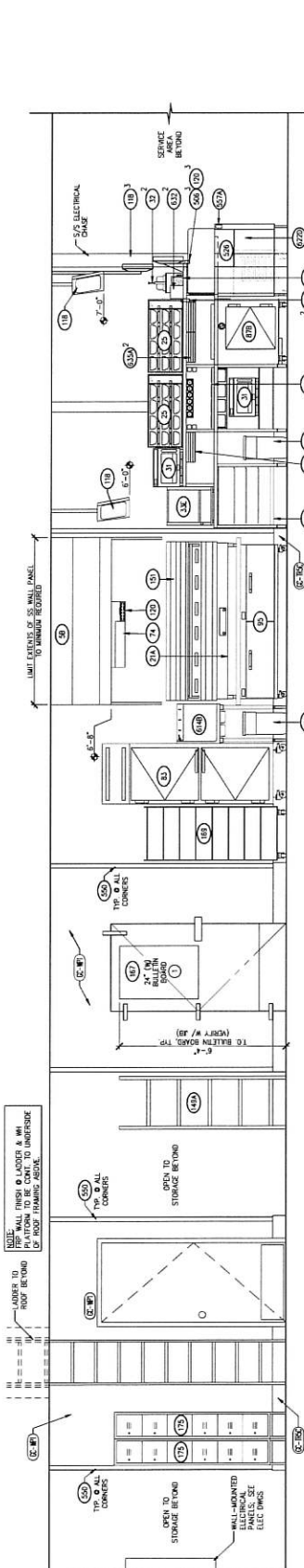
ELEVATION - SERVICE

SCALE: 1/2" = 1'-0"



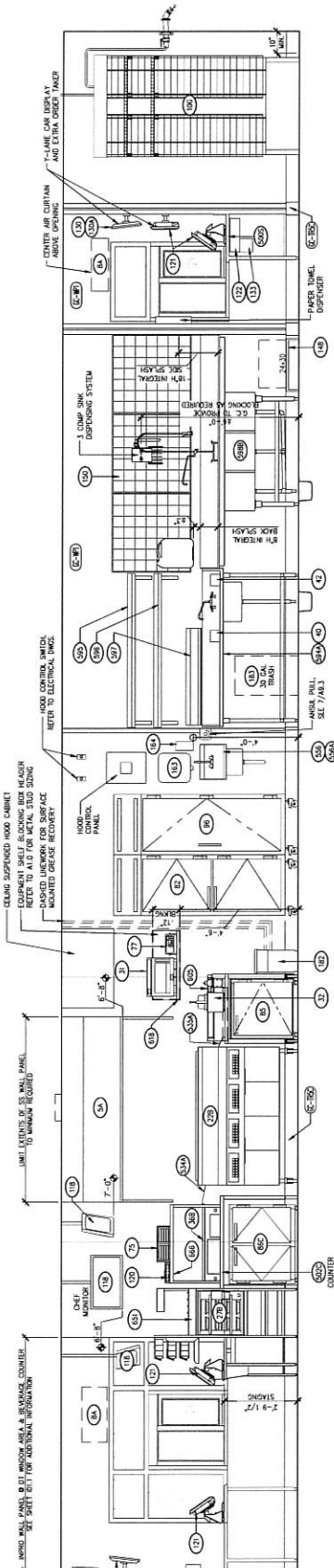
ELEVATION - SERVICE COUNTER

SCALE: 1/2" = 1'-0"



ELEVATION - GALLEY/GRILL/ASSEMBLY LINE - 6FT FLAT GRILL

SCALE: 1/2" = 1'-0"



ELEVATION - FRYER/FRY HOLDING BIN & EXPEDITER COUNTERS

SCALE: 1/2" = 1'-0"

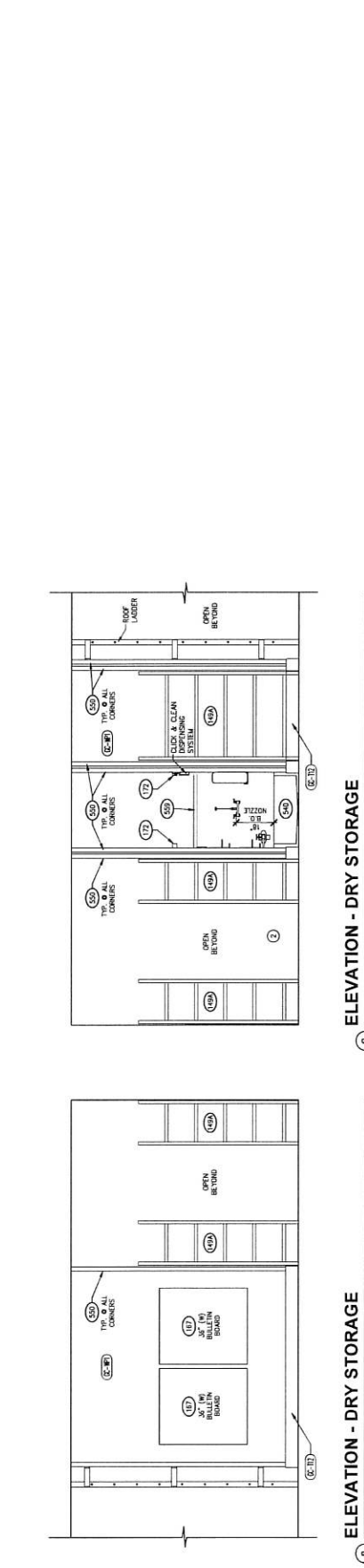
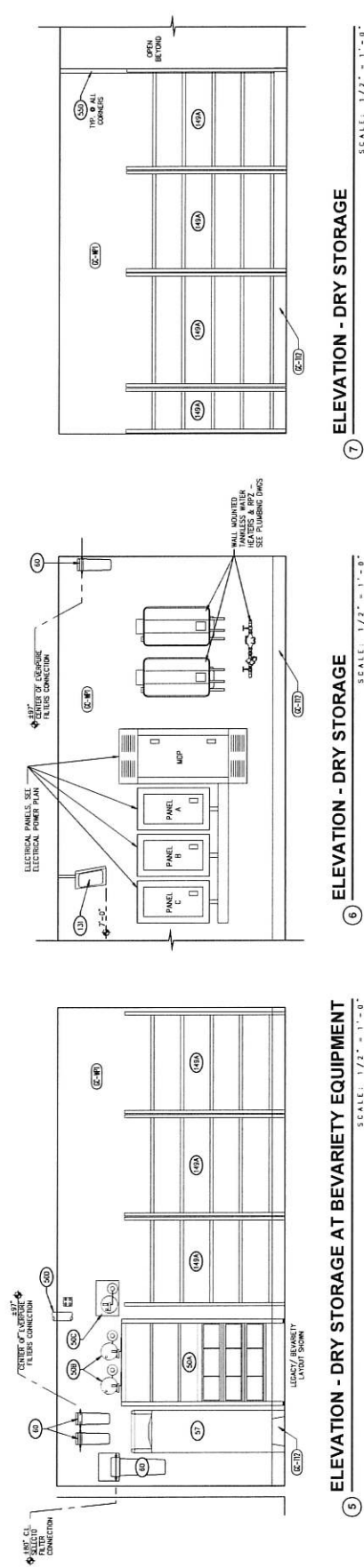
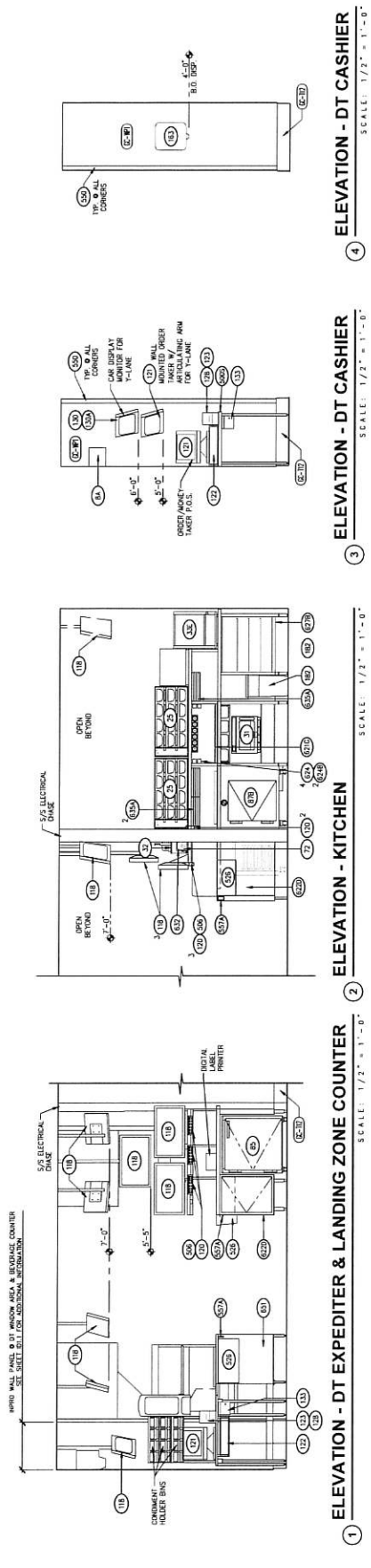
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RELEASE: FEBRUARY 2025	
P.A. UPDATE:	
SUBMITTAL DATE:	
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BID:	
CONSTRUCTION:	

VIZUAL
ARCHITECTURE
400 N. SAINT PAUL STREET
SUITE 1125
SAN ANTONIO, TX 78201
DALLAS: 214-799-1785



SITE INFORMATION
BLDG TYPE: MK12C-SM
JOB #: J1335
ADDRESS: 1775 N. CLEGG ROAD, SUITE 200
CERRITOS, CA 94530
DRAWN BY: NAME
PROJECT #: AS NOTED
SCALE:

EQUIPMENT ELEVATIONS
MK12C-SM
K2.1





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 SAN DIEGO, CA 92122
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DATES

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DD: CONSTRUCTION

REVISIONS

VIZUAL
 ARCHITECT
 400 N. SAINT PAUL STREET
 SUITE 100
 DALLAS, TEXAS 75201
 OFFICE 214-799-1165



SITE INFORMATION

BUILD TYPE: MK12C SM

AB # 0335

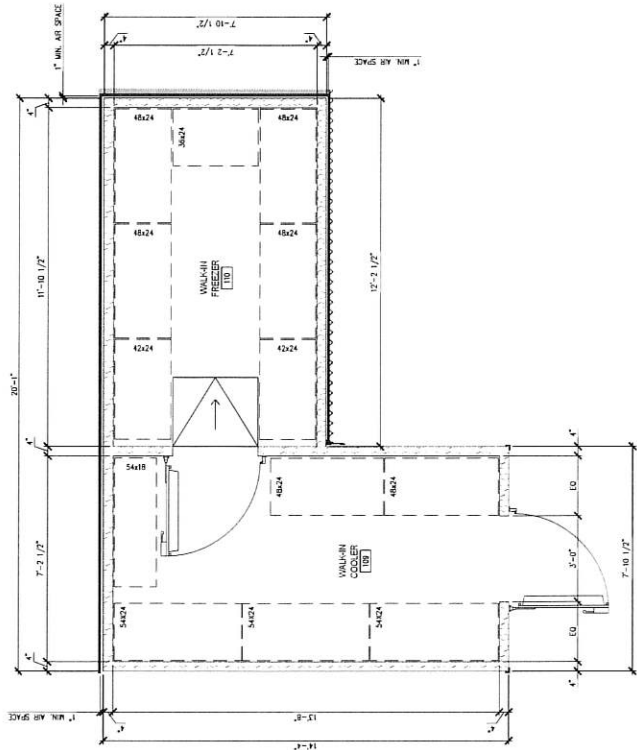
ADDRESS: 100 CEDAR HILLS DRIVE
 CEDAR HILLS, UT 84002

DRAWN BY: NAME

PROJECT #

SCALE: AS NOTED

COOLER / FREEZER PLAN
 MK12C SM
K2.3



1 FREEZER / COOLER PLAN

SCALE: 1/2" = 1'-0"



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SAN DIEGO, CA 92123
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D A T E S	
RELEASE:	FEBRUARY 2025
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SUBMITTAL DATE:	
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3:	
BID:	
CONSTRUCTION:	

[illegible]

VIZUAL
ARCHITECTURE
400 N. SAINT PAUL STREET
SUITE 1120
DALLAS, TEXAS 75201



SITE INFORMATION
BILDG TYPE: MK12C_SM
JOB #: JT 335
ADDRESS:
4773 W. CEDAR HILLS DRIVE

DRAWN BY: NAME _____
PROJECT #: _____

EQUIPMENT
SCHEDULES
MK12C_SM
K3.0

MK12C EQUIPMENT SCHEDULE - JIB

[illegible]

MK12C EQUIPMENT SCHEDULE - JIB

COUNTRY PROJECT TITLE		1997-2000		1991-1996		1985-1990		1979-1984		1973-1978		1967-1972		1961-1966		1955-1960		1949-1954		1943-1948		1937-1942		1931-1936		1925-1930		1919-1924		1913-1918		1907-1912		1901-1906		1895-1900		1889-1894		1883-1888		1877-1882		1871-1876		1865-1870		1859-1864		1853-1858		1847-1852		1841-1846		1835-1840		1829-1834		1823-1828		1817-1822		1811-1816		1805-1810		1799-1804		1793-1798		1787-1792		1781-1786		1775-1780		1769-1774		1763-1768		1757-1762		1751-1756		1745-1750		1739-1744		1733-1738		1727-1732		1721-1726		1715-1720		1709-1714		1703-1708		1697-1702		1691-1696		1685-1690		1679-1684		1673-1678		1667-1672		1661-1666		1655-1660		1649-1654		1643-1648		1637-1642		1631-1636		1625-1630		1619-1624		1613-1618		1607-1612		1601-1606		1595-1600		1589-1594		1583-1588		1577-1582		1571-1576		1565-1570		1559-1564		1553-1558		1547-1552		1541-1546		1535-1540		1529-1534		1523-1528		1517-1522		1511-1516		1505-1510		1499-1504		1493-1498		1487-1492		1481-1486		1475-1480		1469-1474		1463-1468		1457-1462		1451-1456		1445-1450		1439-1444		1433-1438		1427-1432		1421-1426		1415-1420		1409-1414		1403-1408		1397-1402		1391-1396		1385-1390		1379-1384		1373-1378		1367-1372		1361-1366		1355-1360		1349-1354		1343-1348		1337-1342		1331-1336		1325-1330		1319-1324		1313-1318		1307-1312		1301-1306		1295-1300		1289-1294		1283-1288		1277-1282		1271-1276		1265-1270		1259-1264		1253-1258		1247-1252		1241-1246		1235-1240		1229-1234		1223-1228		1217-1222		1211-1216		1205-1210		1199-1204		1193-1198		1187-1192		1181-1186		1175-1180		1169-1174		1163-1168		1157-1162		1151-1156		1145-1150		1139-1144		1133-1138		1127-1132		1121-1126		1115-1120		1109-1114		1103-1108		1097-1102		1091-1096		1085-1090		1079-1084		1073-1078		1067-1072		1061-1066		1055-1060		1049-1054		1043-1048		1037-1042		1031-1036		1025-1030		1019-1024		1013-1018		1007-1012		1001-1006		995-1000		989-994		983-988		977-982		971-976		965-970		959-964		953-958		947-952		941-946		935-940		929-934		923-928		917-922		911-916		905-910		899-904		893-900		887-892		881-886		875-880		869-874		863-868		857-862		851-856		845-850		839-844		833-838		827-832		821-826		815-820		809-814		803-808		797-802		791-796		785-790		779-784		773-778		767-772		761-766		755-760		749-754		743-748		737-742		731-736		725-730		719-724		713-718		707-712		701-706		695-700		689-694		683-688		677-682		671-676		665-670		659-664		653-658		647-652		641-646		635-640		629-634		623-628		617-622		611-616		605-610		599-604	
1	1997-2000	1991-1996	1985-1990	1979-1984	1973-1978	1967-1972	1961-1966	1955-1960	1949-1954	1943-1948	1937-1942	1931-1936	1925-1930	1919-1924	1913-1918	1907-1912	1901-1906	1895-1900	1889-1894	1883-1888	1877-1882	1871-1876	1865-1870	1859-1864	1853-1858	1847-1852	1841-1846	1835-1840	1829-1834	1823-1828	1817-1822	1811-1816	1805-1810	1799-1804	1793-1798	1787-1792	1781-1786	1775-1780	1769-1774	1763-1768	1757-1762	1751-1756	1745-1750	1739-1744	1733-1738	1727-1732	1721-1726	1715-1720	1709-1714	1703-1708	1697-1702	1691-1696	1685-1690	1679-1684	1673-1678	1667-1672	1661-1666	1655-1660	1649-1654	1643-1648	1637-1642	1631-1636	1625-1630	1619-1624	1613-1618	1607-1612	1601-1606	1595-1600	1589-1594	1583-1588	1577-1582	1571-1576	1565-1570	1559-1564	1553-1558	1547-1552	1541-1546	1535-1540	1529-1534	1523-1528	1517-1522	1511-1516	1505-1510	1499-1504	1493-1498	1487-1492	1481-1486	1475-1480	1469-1474	1463-1468	1457-1462	1451-1456	1445-1450	1439-1444	1433-1438	1427-1432	1421-1426	1415-1420	1409-1414	1403-1408	1397-1402	1391-1396	1385-1390	1379-1384	1373-1378	1367-1372	1361-1366	1355-1360	1349-1354	1343-1348	1337-1342	1331-1336	1325-1330	1319-1324	1313-1318	1307-1312	1301-1306	1295-1300	1289-1294	1283-1288	1277-1282	1271-1276	1265-1270	1259-1264	1253-1258	1247-1252	1241-1246	1235-1240	1229-1234	1223-1228	1217-1222	1211-1216	1205-1210	1199-1204	1193-1198	1187-1192	1181-1186	1175-1180	1169-1174	1163-1168	1157-1162	1151-1156	1145-1150	1139-1144	1133-1138	1127-1132	1121-1126	1115-1120	1109-1114	1103-1108	1097-1102	1091-1096	1085-1090	1079-1084	1073-1078	1067-1072	1061-1066	1055-1060	1049-1054	1043-1048	1037-1042	1031-1036	1025-1030	1019-1024	1013-1018	1007-1012	1001-1006	995-1000	989-994	983-988	977-982	971-976	965-970	959-964	953-958	947-952	941-946	935-940	929-934	923-928	917-922	911-916	905-910	899-904	893-900	887-892	881-886	875-880	869-874	863-868	857-862	851-856	845-850	839-844	833-838	827-832	821-826	815-820	809-814	803-808	797-802	791-796	785-790	779-784	773-778	767-772	761-766	755-760	749-754	743-748	737-742	731-736	725-730	719-724	713-718	707-712	701-706	695-700	689-694	683-688	677-682	671-676	665-670	659-664	653-658	647-652	641-646	635-640	629-634	623-628	617-622	611-616	605-610	599-604																																																																																																																																																																																																																																											
1	1997-2000	1991-1996	1985-1990	1979-1984	1973-1978	1967-1972	1961-1966	1955-1960	1949-1954	1943-1948	1937-1942	1931-1936	1925-1930	1919-1924	1913-1918	1907-1912	1901-1906	1895-1900	1889-1894	1883-1888	1877-1882	1871-1876	1865-1870	1859-1864	1853-1858	1847-1852	1841-1846	1835-1840	1829-1834	1823-1828	1817-1822	1811-1816	1805-1810	1799-1804	1793-1798	1787-1792	1781-1786	1775-1780	1769-1774	1763-1768	1757-1762	1751-1756	1745-1750	1739-1744	1733-1738	1727-1732	1721-1726	1715-1720	1709-1714	1703-1708	1697-1702	1691-1696	1685-1690	1679-1684	1673-1678	1667-1672	1661-1666	1655-1660	1649-1654	1643-1648	1637-1642	1631-1636	1625-1630	1619-1624	1613-1618	1607-1612	1601-1606	1595-1600	1589-1594	1583-1588	1577-1582	1571-1576	1565-1570	1559-1564	1553-1558	1547-1552	1541-1546	1535-1540	1529-1534	1523-1528	1517-1522	1511-1516	1505-1510	1499-1504	1493-1498	1487-1492	1481-1486	1475-1480	1469-1474	1463-1468	1457-1462	1451-1456	1445-1450	1439-1444	1433-1438	1427-1432	1421-1426	1415-1420	1409-1414	1403-1408	1397-1402	1391-1396	1385-1390	1379-1384	1373-1378	1367-1372	1361-1366	1355-1360	1349-1354	1343-1348	1337-1342	1331-1336	1325-1330	1319-1324	1313-1318	1307-1312	1301-1306	1295-1300	1289-1294	1283-1288	1277-1282	1271-1276	1265-1270	1259-1264	1253-1258	1247-1252	1241-1246	1235-1240	1229-1234	1223-1228	1217-1222	1211-1216	1205-1210	1199-1204	1193-1198	1187-1192	1181-1186	1175-1180	1169-1174	1163-1168	1157-1162	1151-1156	1145-1150	1139-1144	1133-1138	1127-1132	1121-1126	1115-1120	1109-1114	1103-1108	1097-1102	1091-1096	1085-1090	1079-1084	1073-1078	1067-1072	1061-1066	1055-1060	1049-1054	1043-1048	1037-1042	1031-1036	1025-1030	1019-1024	1013-1018	1007-1012	1001-1006	995-1000	989-994	983-988	977-982	971-976	965-970	959-964	953-958	947-952	941-946	935-940	929-934	923-928	917-922	911-916	905-910	899-904	893-900	887-892	881-886	875-880	869-874	863-868	857-862	851-856	845-850	839-844	833-838	827-832	821-826	815-820	809-814	803-808	797-802	791-796	785-790	779-784	773-778	767-772	761-766	755-760	749-754	743-748	737-742	731-736	725-730	719-724	713-718	707-712	701-706	695-700	689-694	683-688	677-682	671-676	665-670	659-664	653-658	647-652	641-646	635-640	629-634	623-628	617-622	611-616	605-610	599-604																																																																																																																																																																																																																																											
1	1997-2000	1991-1996	1985-1990	1979-1984	1973-1978	1967-1972	1961-1966	1955-1960	1949-1954	1943-1948	1937-1942	1931-1936	1925-1930	1919-1924	1913-1918	1907-1912	1901-1906	1895-1900	1889-1894	1883-1888	1877-1882	1871-1876	1865-1870	1859-1864	1853-1858	1847-1852	1841-1846	1835-1840	1829-1834	1823-1828	1817-1822	1811-1816	1805-1810	1799-1804	1793-1798	1787-1792	1781-1786	1775-1780	1769-1774	1763-1768	1757-1762	1751-1756	1745-1750	1739-1744	1733-1738	1727-1732	1721-1726	1715-1720	1709-1714	1703-1708	1697-1702	1691-1696	1685-1690	1679-1684	1673-1678	1667-1672	1661-1666	1655-1660	1649-1654	1643-1648	1637-1642	1631-1636	1625-1630	1619-1624	1613-1618	1607-1612	1601-1606	1595-1600	1589-1594	1583-1588	1577-1582	1571-1576	1565-1570	1559-1564	1553-1558	1547-1552	1541-1546	1535-1540	1529-1534	1523-1528	1517-1522	1511-1516	1505-1510	1499-1504	1493-1498	1487-1492	1481-1486	1475-1480	1469-1474	1463-1468	1457-1462	1451-1456	1445-1450	1439-1444	1433-1438	1427-1432	1421-1426	1415-1420	1409-1414	1403-1408	1397-1402	1391-1396	1385-1390	1379-1384	1373-1378	1367-1372	1361-1366	1355-1360	1349-1354	1343-1348	1337-1342	1331-1336	1325-1330	1319-1324	1313-1318	1307-1312	1301-1306	1295-1300	1289-1294	1283-1288	1277-1282	1271-1276	1265-1270	1259-1264	1253-1258	1247-1252	1241-1246	1235-1240	1229-1234	1223-1228	1217-1222	1211-1216	1205-1210	1199-1204	1193-1198	1187-1192	1181-1186	1175-1180	1169-1174	1163-1168	1157-1162	1151-1156	1145-1150	1139-1144	1133-1138	1127-1132	1121-1126	1115-1120	1109-1114	1103-1108	1097-1102	1091-1096	1085-1090	1079-1084	1073-1078	1067-1072	1061-1066	1055-10																																																																																																																																																																																																																																																																																																																							

- NOTES**
1. **ASTERISK (*) INDICATES STAINLESS STEEL EQUIPMENT THAT IS CUSTOM FABRICATED (C.F.) AND INSTALLED BY SHOP LISTED WITH N.F.C.**
 2. **DOUBLE ASTERISK (**) NOTE: INCLUDES PHASE CONTROLLER TO MAINTAIN CONSTANT CURRENT AT 21.7 AMPS FOR EITHER 208V OR 240V.**
 3. **ALL ITEMS REQUIRING ELECTRICAL SHALL BE PROVIDED BY THE USER. ELECTRICAL WIRING SHALL BE PROVIDED BY THE USER. ALL ELECTRICAL WIRING SHALL BE INDICATED - REFER ALSO TO ELECTRICAL SHEETS.**
 4. **ALL SOAP & PAPER TOWEL DISPENSERS TO BE PROVIDED BY G.C., UNLESS NOTED OTHERWISE.**

NOTE:
EQUIPMENT

NOTE:
EQUIPMENT SCHEDULE TO BE CONFIRMED WITH J.L.B.



DATE: _____
 NAME: _____
 ADDRESS: _____
 CITY: _____
 STATE: _____
 ZIP: _____
 PHONE: _____
 FAX: _____
 E-MAIL: _____
 COMMENTS: _____
 SUBMITTAL DATE: _____
 M. UPDATES: _____

REVISIONS

VIZUAL
ARCHITECTURE
300 N SAINT PAUL STREET

STATE OF UTAH

0-769-80000-0

SITE INFORMATION

ADDRESS: 773 W. CEDAR HILLS DRIVE
CEDAR HILLS, ILL. 60015

RAWN BY: NAME _____
PROJECT # _____

EQUIPMENT
SCHEDULES

K3.1

MK12C EQUIPMENT SCHEDULE - JIB

Project Details		Location		Area		Height		Volume		Weight		Material		Notes		
Project ID	Project Name	Location	Area (sq. ft.)	Height (ft.)	Volume (cu. ft.)	Weight (lb.)	Material	Notes	Project ID	Project Name	Location	Area (sq. ft.)	Height (ft.)	Volume (cu. ft.)	Weight (lb.)	
1	Project A	Location A	1000	10	10000	100000	Concrete	Foundation	2	Project B	Location B	2000	20	20000	200000	Steel
3	Project C	Location C	3000	30	30000	300000	Brick	Walls	4	Project D	Location D	4000	40	40000	400000	Wood
5	Project E	Location E	5000	50	50000	500000	Glass	Windows	6	Project F	Location F	6000	60	60000	600000	Plastic
7	Project G	Location G	7000	70	70000	700000	Aluminum	Doors	8	Project H	Location H	8000	80	80000	800000	Copper
9	Project I	Location I	9000	90	90000	900000	Iron	Beams	10	Project J	Location J	10000	100	100000	1000000	Steel
11	Project K	Location K	11000	110	110000	1100000	Concrete	Foundations	12	Project L	Location L	12000	120	120000	1200000	Brick
13	Project M	Location M	13000	130	130000	1300000	Wood	Floors	14	Project N	Location N	14000	140	140000	1400000	Plastic
15	Project O	Location O	15000	150	150000	1500000	Aluminum	Doors	16	Project P	Location P	16000	160	160000	1600000	Copper
17	Project Q	Location Q	17000	170	170000	1700000	Iron	Beams	18	Project R	Location R	18000	180	180000	1800000	Steel
19	Project S	Location S	19000	190	190000	1900000	Concrete	Foundations	20	Project T	Location T	20000	200	200000	2000000	Brick
21	Project U	Location U	21000	210	210000	2100000	Wood	Floors	22	Project V	Location V	22000	220	220000	2200000	Plastic
23	Project W	Location W	23000	230	230000	2300000	Aluminum	Doors	24	Project X	Location X	24000	240	240000	2400000	Copper
25	Project Y	Location Y	25000	250	250000	2500000	Iron	Beams	26	Project Z	Location Z	26000	260	260000	2600000	Steel
27	Project AA	Location AA	27000	270	270000	2700000	Concrete	Foundations	28	Project AB	Location AB	28000	280	280000	2800000	Brick
29	Project AC	Location AC	29000	290	290000	2900000	Wood	Floors	30	Project AD	Location AD	30000	300	300000	3000000	Plastic
31	Project AE	Location AE	31000	310	310000	3100000	Aluminum	Doors	32	Project AF	Location AF	32000	320	320000	3200000	Copper
33	Project AG	Location AG	33000	330	330000	3300000	Iron	Beams	34	Project AH	Location AH	34000	340	340000	3400000	Steel
35	Project AI	Location AI	35000	350	350000	3500000	Concrete	Foundations	36	Project AJ	Location AJ	36000	360	360000	3600000	Brick
37	Project AK	Location AK	37000	370	370000	3700000	Wood	Floors	38	Project AL	Location AL	38000	380	380000	3800000	Plastic
39	Project AM	Location AM	39000	390	390000	3900000	Aluminum	Doors	40	Project AN	Location AN	40000	400	400000	4000000	Copper
41	Project AO	Location AO	41000	410	410000	4100000	Iron	Beams	42	Project AP	Location AP	42000	420	420000	4200000	Steel
43	Project AQ	Location AQ	43000	430	430000	4300000	Concrete	Foundations	44	Project AR	Location AR	44000	440	440000	4400000	Brick
45	Project AS	Location AS	45000	450	450000	4500000	Wood	Floors	46	Project AT	Location AT	46000	460	460000	4600000	Plastic
47	Project AU	Location AU	47000	470	470000	4700000	Aluminum	Doors	48	Project AV	Location AV	48000	480	480000	4800000	Copper
49	Project AW	Location AW	49000	490	490000	4900000	Iron	Beams	50	Project AX	Location AX	50000	500	500000	5000000	Steel
51	Project AY	Location AY	51000	510	510000	5100000	Concrete	Foundations	52	Project AZ	Location AZ	52000	520	520000	5200000	Brick
53	Project BA	Location BA	53000	530	530000	5300000	Wood	Floors	54	Project BB	Location BB	54000	540	540000	5400000	Plastic
55	Project BC	Location BC	55000	550	550000	5500000	Aluminum	Doors	56	Project BD	Location BD	56000	560	560000	5600000	Copper
57	Project BE	Location BE	57000	570	570000	5700000	Iron	Beams	58	Project BF	Location BF	58000	580	580000	5800000	Steel
59	Project BG	Location BG	59000	590	590000	5900000	Concrete	Foundations	60	Project BH	Location BH	60000	600	600000	6000000	Brick
61	Project BI	Location BI	61000	610	610000	6100000	Wood	Floors	62	Project BJ	Location BJ	62000	620	620000	6200000	Plastic
63	Project BK	Location BK	63000	630	630000	6300000	Aluminum	Doors	64	Project BL	Location BL	64000	640	640000	6400000	Copper
65	Project BM	Location BM	65000	650	650000	6500000	Iron	Beams	66	Project BN	Location BN	66000	660	660000	6600000	Steel
67	Project BO	Location BO	67000	670	670000	6700000	Concrete	Foundations	68	Project BP	Location BP	68000	680	680000	6800000	Brick
69	Project BQ	Location BQ	69000	690	690000	6900000	Wood	Floors	70	Project BR	Location BR	70000	700	700000	7000000	Plastic
71	Project BS	Location BS	71000	710	710000	7100000	Aluminum	Doors	72	Project BT	Location BT	72000	720	720000	7200000	Copper
73	Project BU	Location BU	73000	730	730000	7300000	Iron	Beams	74	Project BV	Location BV	74000	740	740000	7400000	Steel
75	Project BW	Location BW	75000	750	750000	7500000	Concrete	Foundations	76	Project BX	Location BX	76000	760	760000	7600000	Brick
77	Project BY	Location BY	77000	770	770000	7700000	Wood	Floors	78	Project BZ	Location BZ	78000	780	780000	7800000	Plastic
79	Project CA	Location CA	79000	790	790000	7900000	Aluminum	Doors	80	Project CB	Location CB	80000	800	800000	8000000	Copper
81	Project CC	Location CC	81000	810	810000	8100000	Iron	Beams	82	Project CD	Location CD	82000	820	820000	8200000	Steel
83	Project CE	Location CE	83000	830	830000	8300000	Concrete	Foundations	84	Project CF	Location CF	84000	840	840000	8400000	Brick
85	Project CG	Location CG	85000	850	850000	8500000	Wood	Floors	86	Project CH	Location CH	86000	860	860000	8600000	Plastic
87	Project CI	Location CI	87000	870	870000	8700000	Aluminum	Doors	88	Project CJ	Location CJ	88000	880	880000	8800000	Copper
89	Project CK	Location CK	89000	890	890000	8900000	Iron	Beams	90	Project CL	Location CL	90000	900	900000	9000000	Steel
91	Project CM	Location CM	91000	910	910000	9100000	Concrete	Foundations	92	Project CN	Location CN	92000	920	920000	9200000	Brick
93	Project CO	Location CO	93000	930	930000	9300000	Wood	Floors	94	Project CP	Location CP	94000	940	940000	9400000	Plastic
95	Project CQ	Location CQ	95000	950	950000	9500000	Aluminum	Doors	96	Project CR	Location CR	96000	960	960000	9600000	Copper
97	Project CS	Location CS	97000	970	970000	9700000	Iron	Beams	98	Project CT	Location CT	98000	980	980000	9800000	Steel
99	Project CU	Location CU	99000	990	990000	9900000	Concrete	Foundations	100	Project CV	Location CV	100000	1000	1000000	10000000	Brick
101	Project CW	Location CW	101000	1010	1010000	10100000	Wood	Floors	102	Project CX	Location CX	102000	1020	1020000	10200000	Plastic
103	Project CY	Location CY	103000	1030	1030000	10300000	Aluminum	Doors	104	Project CZ	Location CZ	104000	1040	1040000	10400000	Copper
105	Project D1	Location D1	105000	1050	1050000	10500000	Iron	Beams	106	Project D2	Location D2	106000	1060	1060000	10600000	Steel
107	Project D3	Location D3	107000	1070	1070000	10700000	Concrete	Foundations	108	Project D4	Location D4	108000	1080	1080000	10800000	Brick
109	Project D5	Location D5	109000	1090	1090000	10900000	Wood	Floors	110	Project D6	Location D6	110000	1100	1100000	11000000	Plastic
111	Project D7	Location D7	111000	1110	1110000	11100000	Aluminum	Doors	112	Project D8	Location D8	112000	1120	1120000	11200000	Copper
113	Project D9	Location D9	113000	1130	1130000	11300000	Iron	Beams	114	Project D0	Location D0	114000	1140	1140000	11400000	Steel
115	Project E1	Location E1	115000	1150	1150000	11500000	Concrete	Foundations	116	Project E2	Location E2	116000	1160	1160000	11600000	Brick
117	Project E3	Location E3	117000	1170	1170000	11700000	Wood	Floors	118	Project E4	Location E4	118000	1180	1180000	11800000	Plastic
119	Project E5	Location E5	119000	1190	1190000	11900000	Aluminum	Doors	120	Project E6	Location E6	120000	1200	1200000	12000000	Copper
121	Project E7	Location E7	121000	1210	1210000	12100000	Iron	Beams	122	Project E8	Location E8	122000	1220	1220000	12200000	Steel
123	Project E9	Location E9	123000	1230	1230000	12300000	Concrete	Foundations	124	Project E0	Location E0	124000	1240	1240000	12400000	Brick
125	Project F1	Location F1	125000	1250	1250000	12500000	Wood	Floors	126	Project F2	Location F2	126000	1260	1260000	12600000	Plastic
127	Project F3	Location F3	127000	1270	1270000	12700000	Aluminum	Doors	128	Project F4	Location F4	128000	1280	1280000	12800000	Copper
129	Project F5	Location F5	129000	1290	1290000	12900000	Iron	Beams	130	Project F6	Location F6	130000	1300	1300000	13000000	Steel
131	Project F7	Location F7	131000	1310	1310000	13100000	Concrete	Foundations	132	Project F8	Location F8	132000	1320	1320000	13200000	Brick
133	Project F9	Location F9	133000	1330	1330000	13300000	Wood	Floors	134	Project F0	Location F0	134000	1340	1340000	13400000	Plastic
135	Project G1	Location G1	135000	1350	1350000	13500000	Aluminum	Doors	136	Project G2	Location G2	136000	1360	1360000	13600000	Copper
137	Project G3	Location G3	137000	1370	1370000	13700000	Iron	Beams	138	Project G4	Location G4	138000	1380	1380000	13800000	Steel
139	Project G5	Location G5	139000	1390	1390000	13900000	Concrete	Foundations	140	Project G6	Location G6	140000	1400	1400000	14000000	Brick
141	Project G7	Location G7	141000	1410	1410000	14100000	Wood	Floors	142	Project G8	Location G8	142000	1420	1420000	14200000	Plastic
143	Project G9	Location G9	143000	1430	1430000	14300000	Aluminum	Doors	144	Project G0	Location G0	144000	1440	1440000	14400000	Copper
145	Project H1	Location H1	145000	1450	1450000	14500000	Iron	Beams	146	Project H2	Location H2	146000	1460	1460000	14600000	Steel
147	Project H3	Location H3	147000	1470	1470000	14700000	Concrete	Foundations	148	Project H4	Location H4	148000	1480	1480000	14800000	Brick
149	Project H5	Location H5	149000	1490	1490000	14900000	Wood	Floors	150	Project H6	Location H6	150000	1500	1500000	15000000	Plastic
151	Project H7	Location H7	151000	1510	1510000	15100000	Aluminum	Doors	152	Project H8	Location H8	152000	1520	1520000	15200000	Copper
153	Project H9	Location H9	153000	1530	1530000	15300000	Iron	Beams	154	Project H0	Location H0	154000	1540	1540000	15400000	Steel
155	Project I1	Location I1	155000	1550	1550000	15500000	Concrete	Foundations	156	Project I2	Location I2	156000	1560	1560000	15600000	Brick
157	Project I3	Location I3	157000	1570	1570000	15700000	Wood	Floors	158	Project I4	Location I4	158000	1580	1580000	15800000	Plastic
159	Project I5	Location I5	159000	1590	1590000	15900000	Aluminum	Doors	160	Project I6	Location I6	160000	1600	1600		

MK12C EQUIPMENT SCHEDULE - JIB

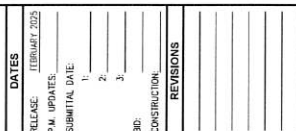
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- NOTES**
1. ASTERISK (*) INDICATES STAINLESS STEEL EQUIPMENT THAT IS CUSTOM FABRICATED (C.F.) AND INSTALLED BY THE LISTED U.S. N.F.
 2. DOUBLE ASTERISK (**) NOTE: INCLUDES PHASE CONTROLLER TO MAINTAIN CONSTANT CURRENT AT 21.7 AMPS FOR EITHER 208V OR 240V. SHALL BE PROVIDED WITH A NEMA 3P-2R OUTLET UNLESS OTHERWISE INDICATED - REFER ALSO TO ELECTRICAL SHEETS.
 3. ALL SOAP & PAPER TOWEL DISPENSERS TO BE PROVIDED BY G.C., UNLESS NOTED OTHERWISE.

NOTE:
EQUIPMENT SCHEDULE TO BE CONFIRMED WITH J.I.B.

C. G.C. TO PROVIDE, INSTALL AND PROVIDE FINAL HOOK-UPS.
D. OWNER PROVIDED, KITCHEN INSTALLER TO INSTALL, AND G.C. TO PROVIDE FINAL HOOK-UPS.
E. OWNER PROVIDED, OWNER'S CONTRACTOR TO INSTALL AND PROVIDE FINAL HOOK-UPS.

† : OWNER PROVIDED, DISTRIBUTION CENTER ITEM.



STATE OF UTAH
JOHN L. BARNES
No. 14216049-0301
5/30/2025

DRAWN BY: NAME _____
PROJECT # _____

EQUIPMENT
SCHEDULES
MK12C_SM
K3.2

NOTES

1. ASTERISK (*) INDICATES STAINLESS STEEL EQUIPMENT THAT IS CUSTOM FABRICATED (C.F.) AND INSTALLED BY SHOP LISTED WITH N.F.
2. DOUBLE ASTERISK (**) NOTE: INCLUDES PHASE CONTROLLER TO MAINTAIN CONSTANT CURRENT AT 21.7: AMPS FOR EITHER 208V OR 240V. SHALL BE PROVIDED WITH A NEMA 5-50 FOR OUTLET UNLESS OTHERWISE INDICATED - REFER ALSO TO ELECTRICAL SHEETS.
3. ALL SOAP & PAPER TOWEL DISPENSERS TO BE PROVIDED BY C.C. UNLESS NOTED OTHERWISE.

NOTE:
EQUIPMENT SCHEDULE TO BE CONFIRMED WITH J.I.B.

ABBREVIATIONS	STATUS CODE	DESCRIPTION	S.S.	SELF-SERVE
V	100	VOL. RATING	100	ITEM NUMBER
HP	100	HORSEPOWER RATING	100	ITEM NUMBER
PS	100	PHASE	HW	NOT WATER LINE
W	100	WASTE LINE	W	WASTE LINE
U/C	100	UNDER COUNTER	S/S	STAINLESS STEEL
DRIVE-THRU	100	DRIVE-THRU	S/S	STAINLESS STEEL

STATUS CODE	DESCRIPTION	S.S.	SELF-SERVE
A	DOWNER OR PROVIDER'S CONTRACTOR TO PROVIDE AND INSTALL. G.C. TO PROVIDE FINAL HOOD-UPS.		
B	DOWNER OR PROVIDER'S CONTRACTOR TO PROVIDE AND INSTALL. G.C. TO PROVIDE FINAL HOOD-UPS.		
C	DOWNER OR PROVIDER'S CONTRACTOR TO PROVIDE AND INSTALL. G.C. TO PROVIDE FINAL HOOD-UPS.		
D	DOWNER OR PROVIDER'S CONTRACTOR TO PROVIDE AND INSTALL. G.C. TO PROVIDE FINAL HOOD-UPS.		
E	DOWNER OR PROVIDER'S CONTRACTOR TO PROVIDE AND INSTALL. G.C. TO PROVIDE FINAL HOOD-UPS.		
F	DOWNER OR PROVIDER'S CONTRACTOR TO PROVIDE AND INSTALL. G.C. TO PROVIDE FINAL HOOD-UPS.		



9357 SPECTRUM CENTER BLVD
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DATES	RELEASE: FEBRUARY 2025
M. M. UPDATES:	
SUBMITTAL DATE:	
1:	
2:	
3:	
ID:	
CONSTRUCTION:	
REVISIONS	

STATE OF UTAH
JERRY L. BOWLES
No. 14216048-0301

5/30/2025

SITE INFORMATION

BUILDG TYPE: MK12C_SM

AB #: J1335

ADDRESS:
1775 W. CEDAR HILLS DRIVE
CEDAR HILLS, IL 60612

DRAWN BY: NAME _____
 PROJECT # _____
 SCALE: NONE _____

STRUCTURAL
MK12C_SM
SP2.0

- [illegible]

- [illegible]

[illegible]

STATE OF UTAH
JUDITH L. BARNES
No. 14-15560-0300
5/30/2025

DRAWN BY: NAME _____
PROJECT # _____
SCALE: AS NOTED

TS1.1

* CONFIRM ALL OPTIONS WITH JLS DESIGN TEAM DURING PROJECT WCKOFF CALL *

DRIVE THRU ACCENT WALL SIGN SCHEME

- | | |
|-------------------------------------|--|
| ☒ | 19A. PURPLE GROOVED W POSTER PANEL |
| ☒ | 19B. PURPLE GROOVED W STAKED OIL SKIN |
| | |
| | 20A. EXTERIOR STORAGE |
| ☒ | 19A. TRASH ENCLOSURE WITH HALF BAY & FENCED STORAGE CORRAL |
| ☐ | 19B. TRASH ENCLOSURE WITH HALF BAY STORAGE |
| ☐ | 19C. FENCED STORAGE CORRAL |
| | |
| | 20A. WARMING EQUIPMENT |
| ☒ | 20A. MICROWAVE |
| ☐ | 20B. MICROWAVE ONLY |
| | |
| | 21. SITE FINISHING |
| | 21A. NO EXTERIOR TRASH RECEPACLES |
| ☒ | 21B. DRIVE-IN/TRU TRASH RECEPTACLE W CHUTE |
| ☐ | 21C. PATIO TRASH RECEPACLES |
| | |
| | 22. LEADING BUILDING CONNER |
| ☒ | 22A. RED CURB ABOVE MAIN BUILDING ENTRY |
| ☐ | 22B. WHITE TOWER AT SIDE ELEVATION |
| ☐ | 22C. WHITE TOWER AT FRONT ELEVATION |
| ☐ | 22D. WHITE TOWER AT DRIVE-THRU ELEVATION |

* * * CONFIRM ALL OPTIONS WITH JIB DESIGN TEAM DURING PROJECT KICKOFF CALL * * *

1. GRILL

- | | | | |
|-------------------------------------|---------------------------------------|--------------------------|---|
| ☒ | 1a. FIFT GRILL, W/ CHEF STAND | ☐ | 1a. SINGLE DRIVE-THRU LANE WITHOUT CASHIER WINDOW |
| ☐ | 1b. CLAM SHALL GRILL | ☐ | 1b. SINGLE OR Y-LANE DRIVE-THRU WITH CASHIER WINDOW |
| ☐ | 1c. FIFT FATT GRILL, W/ NO CHEF STAND | ☐ | 2. EXTERIOR & INTERIOR MENU BOARD TYPE |
| ☐ | | ☐ | 4a. STATIC |
| ☐ | | ☐ | 4b. DIGITAL |
| ☐ | 2. GREASE RECOVERY | ☐ | 3. DINING ROOM CEILING TYPE |
| ☒ | 2a. DAMPRO | ☐ | 3a. OPEN CEILING (EXPOSED TO ROOF DECK) |
| ☐ | 2b. FRONTLINE | ☐ | 3b. SUSPENDED CEILING (ACT) |
| ☐ | 2c. RTI | ☐ | 4. FRYER CONFIGURATION |
| ☐ | 2d. ONE NONE TIME | ☐ | 4a. 4-AT FRYER |
| ☐ | 2e. OTHER | ☐ | 4b. 5-AT FRYER (3+2 CONFIGURATION) |
| ☐ | | ☐ | 4c. 4-AT FRYER (2+2 CONFIGURATION) |

INDICATES ACTUAL STUDY WALL CRIMINALS

 INDICATES METAL STUD WALL FRAMES
REFER TO ARCHITECTURAL &

- | | | | |
|---|------------------------------|---|---|
|  | WATT INSULATION |  | KEY NOTES |
|  | RIGID INSULATION |  | WALL TAG |
|  | GYPSON BOARD |  | REFUSION SYMBOL |
|  | CERAMIC AND QUARRY TILE |  | INTERIOR ELEVATION |
|  | PLYWOOD |  | DETAIL NUMBER |
|  | CONCRETE |  | SHEET NUMBER |
|  | MASONRY |  | WALL SECTION NUMBER/
ELEV. NUMBER SHEET NUMBER |
|  | ASPHALT CONCRETE PAVING |  | BUILDING SECTION NUMBER
SHEET NUMBER |
|  | EARTH GRAZE |  | ELEVATION/DATUM MARK |
|  | SAND BASE |  | DIMENSION TO EDGE/
FACE OF OBJECT |
|  | ROOM NAME |  | DIMENSION TO CENTER
LINE OF OBJECT |
|  | ROOM NUMBER |  | |
|  | KITCHEN |  | |
|  | TOILET |  | |
|  | STAIR |  | |
|  | EXTENSIVE MATERIAL/
COLOR |  | |

TIONS

DATE	TIME
------	------

- [illegible]

SITE LEGEND

---	PROPERTY BOUNDARY LINE	---	WHEEL STOP
---	EXISTING EASEMENT	---	ACCESSIBLE PARKING SPACES
---	PROPOSED EASEMENT	---	BIKE BACK
---	PROPOSED ASPHALT PAVING	---	PROPOSED TRANSFORMER LOCATION
---	PROPOSED CONCRETE PAVING	---	PROPOSED WATER METER LOCATION
---	EXISTING SIDEWALK	---	PROPOSED GRIEKE INTERCEPTION LOCATION
---	PROPOSED SIDEWALK	---	TOP OF CURB
---	EXISTING CURB AND GUTTER	---	BOTTOM OF CURB
---	PROPOSED CURB AND GUTTER	---	TOP OF FINISHT
---	CURB RAMP	---	GRADING ELEVATION
---	EXISTING STREET LIGHT	---	
---	PROPOSED SITE LIGHTING	---	
---	BUILDING ENTRANCE	---	

JOINT NOTES

1. PROVIDE JOINTS AT A 15' MAXIMUM SPACING IN THE VEHICLE ACCESS SPACES. JOINTS SHOULD EXTEND THROUGH THE ADJACENT DRIVEWAYS AND SIDEWALKS.
2. MAXIMUM JOINT SPACING IN REGIONAL ACCESS (SIDEWALKS) IS 7'.
3. THE CONTRACTOR SHALL SELECT AND USE A BOND BREAKER AT INLETS, MANHOLES, AND SIMILAR SIZE STRUCTURE. SMALLER JOINTS SHALL BE USED AT MANHOLES AND MONUMENT MARKERS. SHALL NOT REQUIRE A BOND BREAKER.
4. PROVIDE A CONTINUOUS JOINT LOCATION AT THE BUILDING FOUNDATION. REFERENCE DETAIL 10/2022.

ACCESSIBILITY KEYNOTES

1. DISABLED SITE ACCESS, PARKING, ETC. SHALL BE PROVIDED IN ACCORDANCE WITH ADAAG. ALL APPLICABLE STATE, LOCAL CODES, AND ORDINANCES.
2. PROVIDE ACCESSIBLE PATH OF TRAVEL, NOT TO EXCEED 4.5%, TO SIDEWALK ALONG ADJACENT SIDEWALKS AND DRIVEWAYS. PROVIDE SIDEWALK OR TRANSFORMATION IS EXISTING OR PLANNED SEE SITE AND GRADING PLANS.
3. ALL CONCRETE WALKS MUST BE 48" MIN. CLEAR AND UNOBSTRUCTED BY LIGHT POLES, SIGNS, ETC. MINIMUM MAX CROSS SLOPE OF 1.5% SEE SITE AND GRADING PLANS.
4. PROVIDE ACCESSIBLE RAMP AS CLOSE TO ENTRANCE DOORS AS POSSIBLE, PROVIDED THAT PROPER CLEARANCE AND LEVEL LANDINGS ARE MAINTAINED. SEE SITE PLAN.
5. ACCESSIBLE PARKING SPACE SHALL BE A MINIMUM OF 8 FEET WIDE AND 18 FEET DEEP. PROVIDE ACCESSIBLE PATH OF TRAVEL TO AND FROM THE PARKING SPACE AS REQUIRED BY LOCAL CODE. SEE SITE PLAN.
6. PROVIDE ACCESSIBLE STALLS AND ADJACENT STRIPED ACCESS SPACES SHALL BE PAVED IN CONCRETE. SEE SITE PLAN.
7. PROVIDE ACCESSIBLE STALLS PER ADAAG. REQUIREMENTS. SEE SITE PLAN.
8. PROVIDE ACCESSIBLE ACCESS, PROVIDE MAXIMUM 1:12 SLOPE. SLOPING PARALLEL TO CURB AT 7.0% MIN. TO 7.5% MAX SEE SITE AND GRADING PLANS.
9. PROVIDE WINGED CURB RAMP, SLOPING PERPENDICULAR TO CURB AT 7.0% MIN. TO 7.5% MAX. FOR ACCESSIBLE ACCESS, WHEN NECESSARY, SEE SITE AND GRADING PLANS.
10. PROVIDE WINGED CURB RAMP, 7.0% MIN. TO 7.5% MAX. SLOPE RUN NEAR BACK DOOR. SEE SITE AND GRADING PLANS.
11. THE ROUTE USED FOR DELIVERIES SHALL BE ADAAG COMPLIANT, BUT NOT DESIGNATED AS A DELIVERY ROUTE. THE ROUTE SHALL BE AS BROAD AND BROAD AS POSSIBLE WITH LIMITED 90 DEGREE TURNING BETWEEN RAMP AND THE BACK DOOR. SEE SITE PLAN.
12. NOT USED.
13. ADD LOADING LIGHT POLES IN POTENTIAL DELIVERY TRUCK PATH OR IN ADAAG REQUIRED PATH OF TRAVEL. SEE SITE PLAN.
14. WHEN CURB AND GUTTER ARE INTERSECTED BY ACCESSIBLE PATH OF TRAVEL, PROVIDE FLARED CURB. MAX. SLOPE OF 4.5% WHEN SWALE IS INTERSECTED BY ACCESSIBLE PATH OF TRAVEL. PROVIDE FLARED CURB. MAX. SLOPE OF 4.5% WHEN SWALE IS INTERSECTED BY ACCESSIBLE PATH OF TRAVEL.
15. PROVIDE LEVEL LANDING AT BASE OF IN-LINE RAMPS. MAINTAIN MAX. 1.5% CROSS SLOPE IN ANY DIRECTION. SEE SITE AND GRADING PLANS.
16. PROVIDE ACCESSIBLE PARKING SPACE SHALL NOT EXCEED 1.5% CROSS SLOPE IN ANY DIRECTION. SEE GRADING PLANS.
17. DESIGNATED ACCESSIBLE PATH OF TRAVEL SHALL HAVE A MAX. CROSS SLOPE OF 1.5% SEE GRADING PLANS.
18. WHEN NECESSARY USE WHEEL STOP TO ACHIEVE MINIMUM CLEARANCE FOR ACCESSIBLE PARKING SPACES. LOCATE WHEEL STOP ACCESSIBLE. SEE SITE PLAN.



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See the drawing for details of the Jack in the Box logo and its use.

Without the Jack in the Box logo, the drawing is not valid.

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In the box
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SAN DIEGO, CA 92123
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DATES
RELEASE: FEBRUARY 2025
P.A. UPDATES:
SUBMITTAL DATE:
1.
2.
3.

REVISIONS
BID
CONSTRUCTION

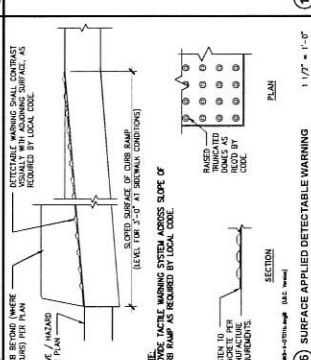
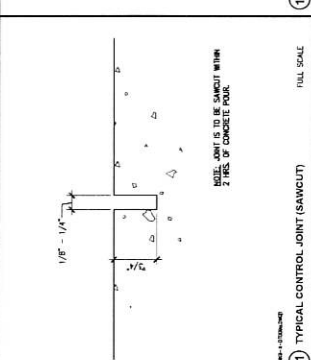
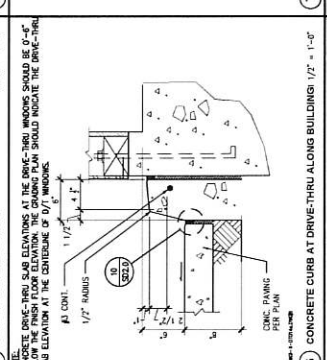
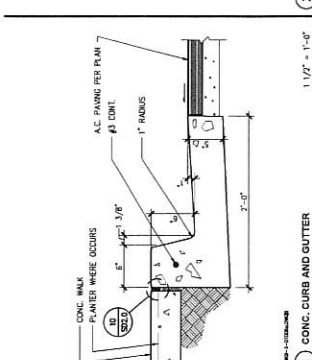
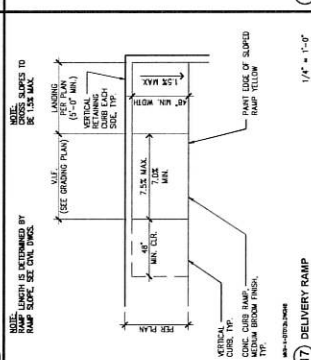
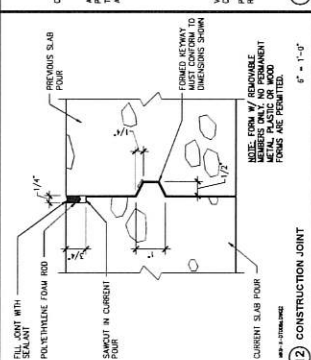
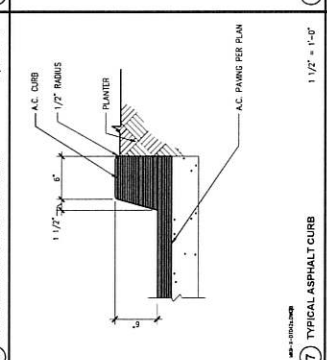
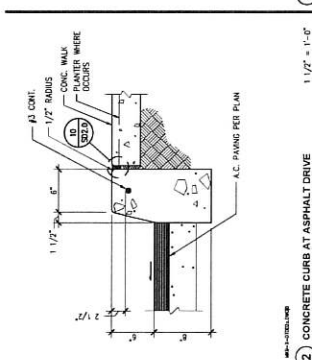
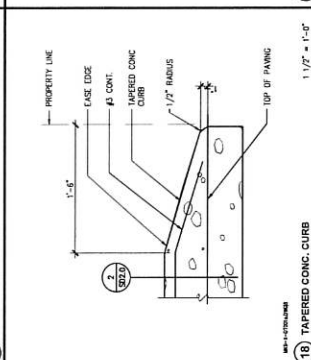
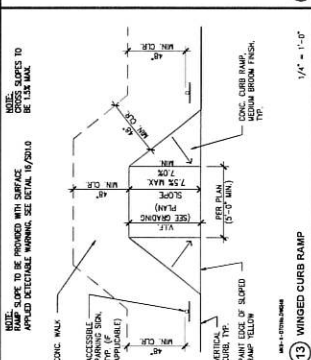
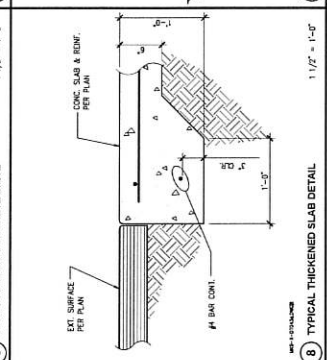
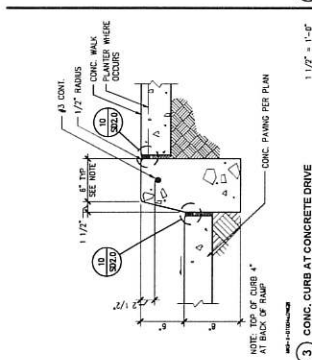
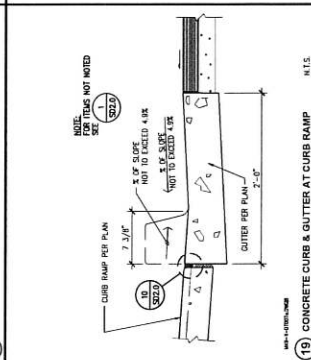
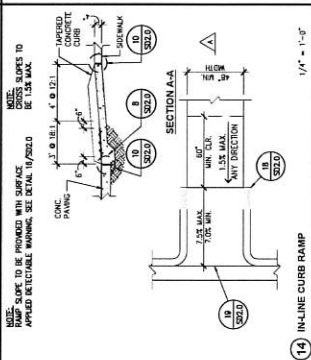
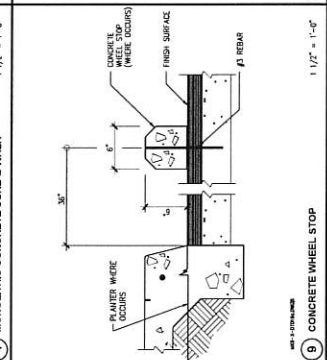
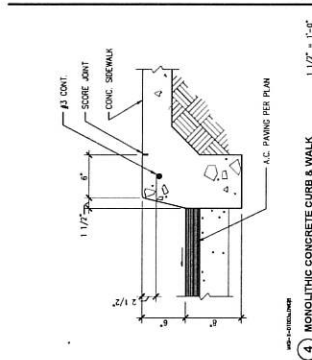
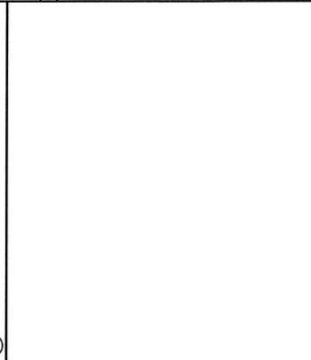
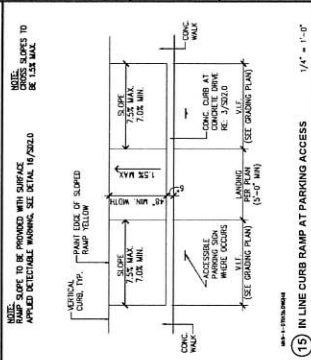
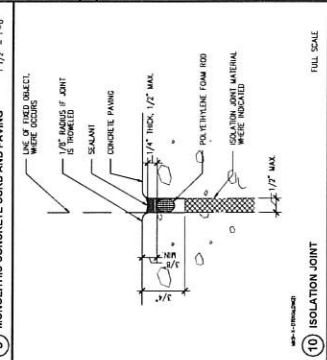
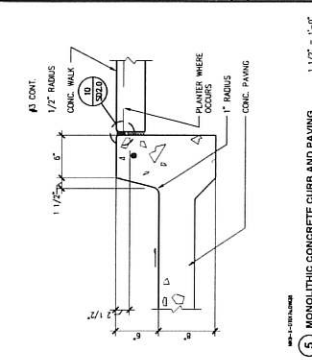
VIZUAL
ARCHITECT
400 N. SAINT PAUL STREET
SUITE 1120
DALLAS, TEXAS 75201
OFFICE 214-798-1766



SITE INFORMATION
BLDG TYPE: MK12C-SM
JOB #: J-335
ADDRESS: 10000 CLEARWATER DRIVE
CLEARWATER, FL 34615

DRAWN BY: NAME
PROJECT #
SCALE: AS NOTED

DETAILS
MK12C-SM
SD2.0





In the box
9357 SERRANO CENTER RD
SAN DIEGO, CA 92123
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DATES	
RELEASE	1/24/2022
P.A.M. UPDATES	
SUBMITTAL DATE	
1.	
2.	
3.	

REVISIONS	
NO.	DESCRIPTION
1.	
2.	
3.	

CONSTRUCTION	
BID	
CONTRACT	
PROJECT	
LOCATION	
DATE	

VIZUAL
400 N. SAINT PAUL STREET
SUITE 1120
DALLAS, TEXAS 75201
OFFICE: 214-789-1766

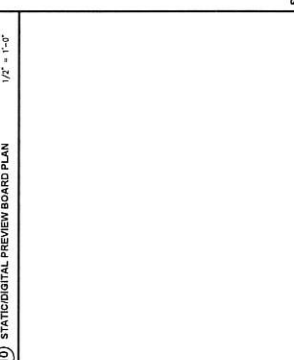
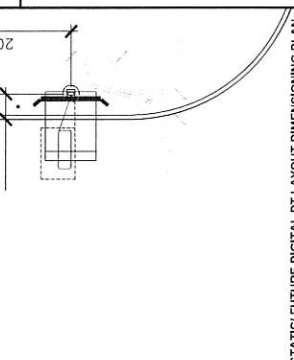
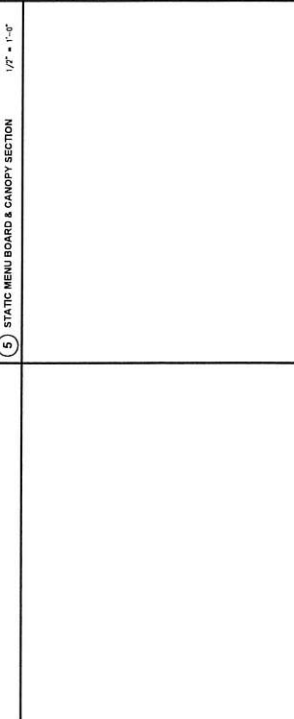
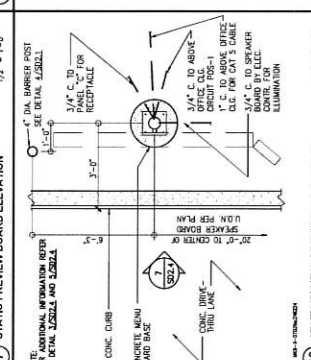
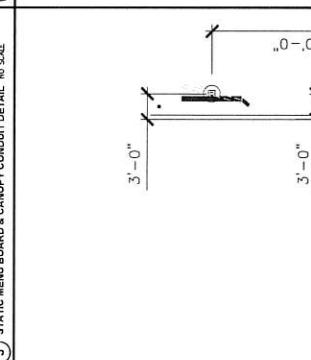
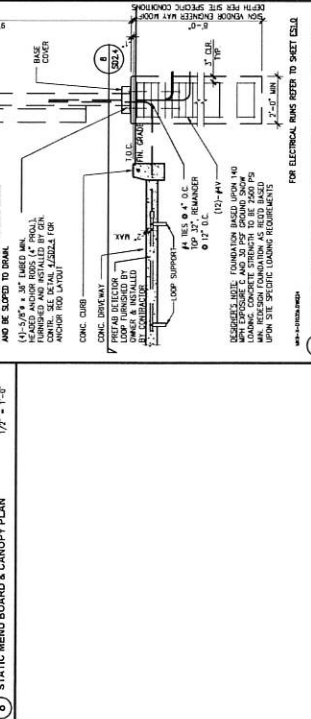
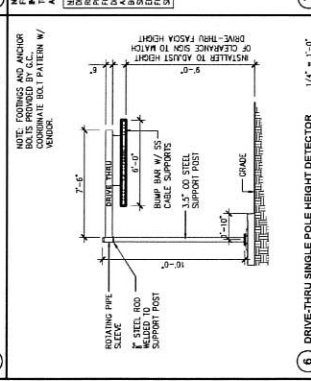
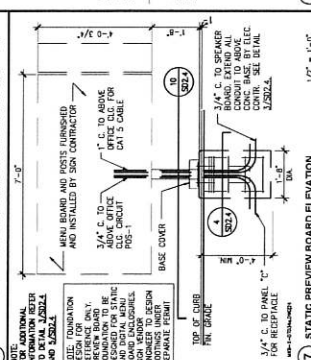
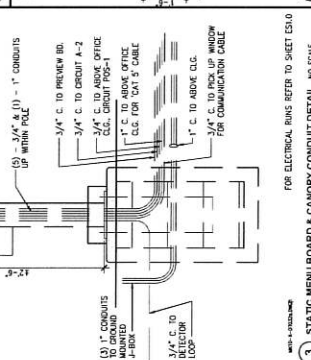
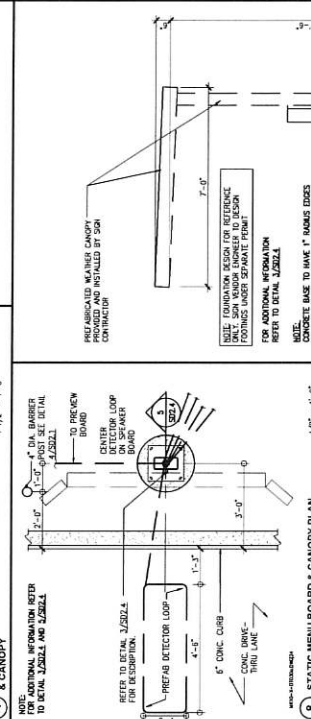
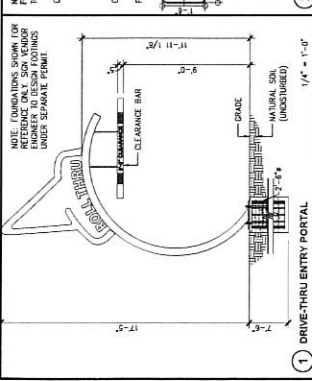
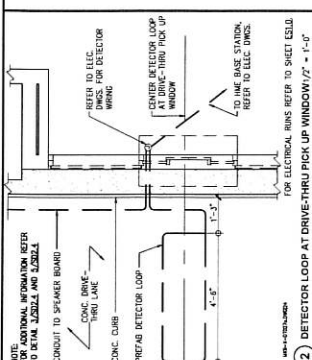
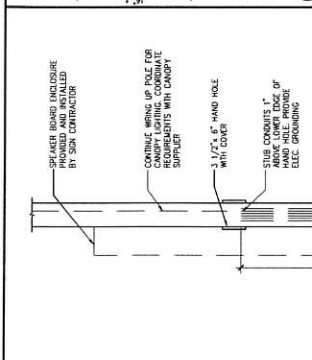
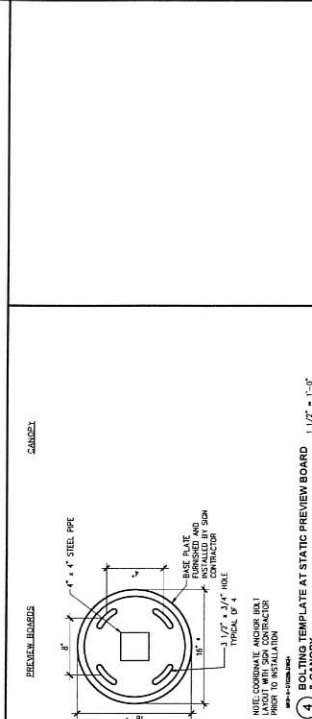


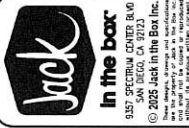
SITE INFORMATION
BLDG TYPE: MK12C-SM
JOB #: 2125
ADDRESS: 14747 S. CLAYTON MILLS DRIVE
CITY: HILLS, UT 84042

DRAWN BY: NAME
PROJECT #: AS NOTED
SCALE: AS NOTED

DRIVE THRU
DETAILS
MK12C-SM

SD2.4



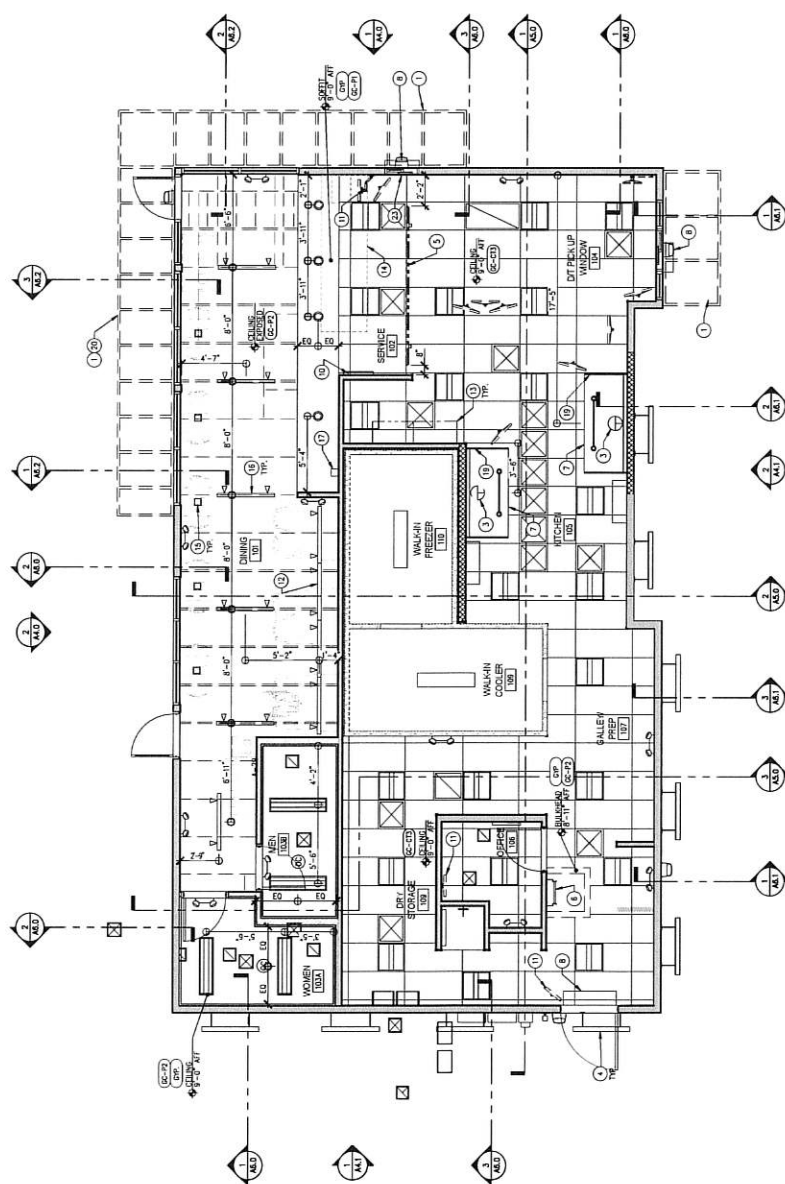


GENERAL NOTES

- A. SEE ELECTRICAL DRAWINGS FOR ALL LIGHTING FIXTURE TAGS & SCHEDULES.
- B. ALL HEIGHTS SHOWN ARE FROM TOP OF CONCRETE SLAB (F.F.L.).
- C. DIMENSIONS FOR EQUIPMENT SHALL BE AS SHOWN ON THE DRAWING.
- D. ALL DIMENSIONS SHALL BE FACTORY FINISHED WHITE TO MATCH ADJACENT CEILING.
- E. EXHAUST HOODS AND EXHAUST DUCT SHALL BE MECHANICAL AND HODD DRAWINGS.
- F. LATERAL FORCE BRACING FOR SUSPENDED CEILING SYSTEM, SEE DETAIL 11.000.
- G. BRACING OF MECHANICAL LIGHT FIXTURES IN SUSPENDED CEILING SYSTEM, SEE DETAIL 11.001.
- H. IT SHALL BE THE GENERAL CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL DIMENSIONS, INCLUDING CEILING, AND ADJUSTING MATERIAL FOR JOINT FINISHES, ELECTRICAL, MECHANICAL, PLUMBING, ETC.
- I. FOR DIFFUSERS & GRILLES, SEE MECHANICAL DRAWINGS.
- J. FOR CEILING PANELS, SEE 04-0 SERIES FOR SCHEDULES.
- K. FOR CEILING MOUNTED KITCHEN EQUIPMENT, SEE K-SHEETS.
- L. REFER TO SHEET 03.2 FOR LIGHT FIXTURE SCHEDULE.

KEY NOTES

- 1. NOT ALL KEYNOTES MAY BE USED. REFER TO PLAN.
- 2. LINE OF CANOPY, TYP. SEE ELEVATIONS & SECTIONS.
- 3. EXTERIOR WALL MOUNTED ANCHOR LIGHT W/ 2" STEEL ANCHOR PIERCE PANEL BULK, SEE EXTERIOR ELEVATIONS & ELECTRICAL DWGS.
- 4. EXTERIOR WALL MOUNTED DUCT, SEE DETAIL 11.005.
- 5. CEILING MOUNTED INTERIOR MENU BOARD PROVIDED & INSTALLED BY SDA COMPANY. REFERENCE CUT SHEET & COORDINATE ELECTRICAL & MECHANICAL DRAWINGS.
- 6. HOOD ACCESS LADDER, SEE DETAILS 12.0 & 12.0.1.
- 7. LINE OF HOOD, DO NOT ATTACH SUSPENDED CEILING SYSTEM TO HOOD.
- 8. AIR CURTAIN, SEE KITCHEN AND ELECTRICAL DRAWINGS.
- 9. BRUSH OF CEILING DOW.
- 10. WALL MOUNTED INTERIOR MENU BOARD, PROVIDED & INSTALLED BY SDA COMPANY. REFERENCE CUT SHEET & COORDINATE ELECTRICAL & MECHANICAL DRAWINGS.
- 11. SECURITY MONITOR, SEE K2.0-K2.2 FIRST FLOOR MONITORING.
- 12. BRUSH LIGHTING CENTERED ON MOUNT, WALL, SEE ELECTRICAL DRAWINGS.
- 13. BRUSH LIGHTING CENTERED ON MOUNT, WALL, SEE ELECTRICAL DRAWINGS.
- 14. BRUSH LIGHTING CENTERED ON MOUNT, WALL, SEE ELECTRICAL DRAWINGS.
- 15. BRUSH LIGHTING CENTERED ON MOUNT, WALL, SEE ELECTRICAL DRAWINGS.
- 16. BRUSH LIGHTING CENTERED ON MOUNT, WALL, SEE ELECTRICAL DRAWINGS.
- 17. STAINLESS STEEL CHASE FOR DRIP LINES.
- 18. NOT USED.
- 19. STAINLESS STEEL CHASE FOR DRIP LINES.
- 20. COORDINATE DETAIL CONNECTION WITH HOOD VENDOR.
- 21. COORDINATE SUB-UP W/ CCTV/SECURITY DWGS.
- 22. COORDINATE SUB-UP W/ CCTV/SECURITY DWGS.
- 23. WALL-MOUNTED MENU BOARD WALL MOUNTED BELOW.



REFLECTED CEILING PLAN

SCALE: 1/4" = 1'-0"



400 N. SAINT PAUL STREET
SUITE 1120
DALLAS, TEXAS 75201
OFFICE 214.784.1166



DATE: 02/02/2025
BY: [Signature]

SITE INFORMATION

BUILDING TYPE: MK12C-SM
JOB #: 2135
ADDRESS: 4773 N. CEDAR HILLS DRIVE
CEDAR HILLS, TX 76105

DRAWN BY: NAME
PROJECT #: AS NOTED
SCALE: AS NOTED

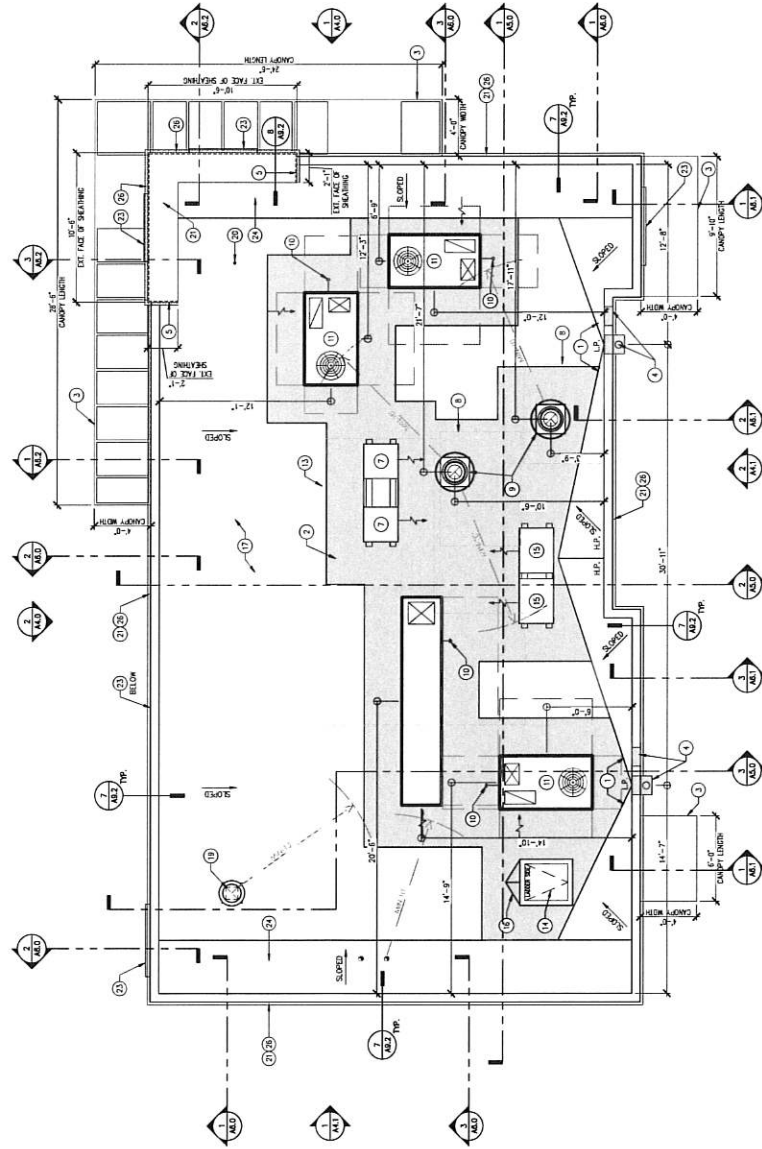
REFLECTED
CEILING PLAN
MK12C-SM
A2.0

KEYNOTES

1. TYPED INSULATION SLOPE AS NOTED
2. IF NOT SPECIFIED, HOLD 2" MIN. FROM EQUIPMENT WHERE SHOWN, SEE SPECIFICATIONS
3. PREFABRICATED CANSYPER JOIST JOIST, SEE EXTERIOR ELEVATIONS & STRUCTURAL DWGS. SEE 11A.02.2
4. EXTERIOR ELEVATIONS FOR ROOF PENETRATIONS, COORDINATE WITH MECHANICAL DWGS. SEE 11A.02.2
5. EXTERIOR ELEVATIONS FOR ROOF PENETRATIONS, COORDINATE WITH MECHANICAL DWGS. SEE 11A.02.2
6. EXTERIOR ELEVATIONS FOR ROOF PENETRATIONS, COORDINATE WITH MECHANICAL DWGS. SEE 11A.02.2
7. EXTERIOR ELEVATIONS FOR ROOF PENETRATIONS, COORDINATE WITH MECHANICAL DWGS. SEE 11A.02.2
8. EXTERIOR ELEVATIONS FOR ROOF PENETRATIONS, COORDINATE WITH MECHANICAL DWGS. SEE 11A.02.2
9. EXTERIOR ELEVATIONS FOR ROOF PENETRATIONS, COORDINATE WITH MECHANICAL DWGS. SEE 11A.02.2
10. EXTERIOR ELEVATIONS FOR ROOF PENETRATIONS, COORDINATE WITH MECHANICAL DWGS. SEE 11A.02.2

11. HVAC UNIT, SEE MECHANICAL DRAWINGS, COORD. BY HVAC CONTRACTOR, ASSEMBLED & INSTALLED BY E.C. COORDINATE ROOF PENETRATION WITH STRUCTURAL DWGS. SEE 11A.02.2
12. PLUMBING UNIT, SEE DETAIL 11A.02.2
13. LINE OF WALL BELOW SEE FLOOR PLAN & KITCHEN DRAWINGS
14. COORD. WITH MECHANICAL DWGS. SEE 11A.02.2
15. COORD. WITH MECHANICAL DWGS. SEE 11A.02.2
16. COORD. WITH MECHANICAL DWGS. SEE 11A.02.2
17. COORD. WITH MECHANICAL DWGS. SEE 11A.02.2
18. COORD. WITH MECHANICAL DWGS. SEE 11A.02.2
19. COORD. WITH MECHANICAL DWGS. SEE 11A.02.2
20. COORD. WITH MECHANICAL DWGS. SEE 11A.02.2
21. COORD. WITH MECHANICAL DWGS. SEE 11A.02.2
22. COORD. WITH MECHANICAL DWGS. SEE 11A.02.2
23. COORD. WITH MECHANICAL DWGS. SEE 11A.02.2

24. EXTERIOR ROOF, MECHANICAL, COORD. BY HVAC CONTRACTOR, ASSEMBLED & INSTALLED BY E.C. COORDINATE ROOF PENETRATION WITH STRUCTURAL DWGS. SEE 11A.02.2
25. NOT USED
26. NOT USED
27. FACE OF AIR MESH PANEL (BY JOINT VENDOR)



1 ROOF PLAN

SCALE: 1/4" = 1'-0"



GENERAL NOTES

1. FOR ROOF FRAMING AND R/W LAYOUT INFORMATION, SEE MECHANICAL, ELECTRICAL, AND PLUMBING DWGS. SEE 11A.02.2
2. FOR ROOF FRAMING AND R/W LAYOUT INFORMATION, SEE MECHANICAL, ELECTRICAL, AND PLUMBING DWGS. SEE 11A.02.2
3. FOR ROOF FRAMING AND R/W LAYOUT INFORMATION, SEE MECHANICAL, ELECTRICAL, AND PLUMBING DWGS. SEE 11A.02.2
4. FOR ROOF FRAMING AND R/W LAYOUT INFORMATION, SEE MECHANICAL, ELECTRICAL, AND PLUMBING DWGS. SEE 11A.02.2
5. FOR ROOF FRAMING AND R/W LAYOUT INFORMATION, SEE MECHANICAL, ELECTRICAL, AND PLUMBING DWGS. SEE 11A.02.2
6. FOR ROOF FRAMING AND R/W LAYOUT INFORMATION, SEE MECHANICAL, ELECTRICAL, AND PLUMBING DWGS. SEE 11A.02.2
7. FOR ROOF FRAMING AND R/W LAYOUT INFORMATION, SEE MECHANICAL, ELECTRICAL, AND PLUMBING DWGS. SEE 11A.02.2
8. FOR ROOF FRAMING AND R/W LAYOUT INFORMATION, SEE MECHANICAL, ELECTRICAL, AND PLUMBING DWGS. SEE 11A.02.2
9. FOR ROOF FRAMING AND R/W LAYOUT INFORMATION, SEE MECHANICAL, ELECTRICAL, AND PLUMBING DWGS. SEE 11A.02.2
10. FOR ROOF FRAMING AND R/W LAYOUT INFORMATION, SEE MECHANICAL, ELECTRICAL, AND PLUMBING DWGS. SEE 11A.02.2

ROOF LEGEND

REFER TO 11A SERIES FOR EXTERIOR FINISH SCHEDULE, NOTES, & LEGEND

1. LED ROOF LIGHT FACE MOUNTED BY JOINT VENDOR, SEE EXTERIOR ELEVATIONS, DETAILS, & ELECTRICAL DWGS.
2. LED ROOF LIGHT FACE MOUNTED BY JOINT VENDOR, SEE EXTERIOR ELEVATIONS, DETAILS, & ELECTRICAL DWGS.
3. LED ROOF LIGHT FACE MOUNTED BY JOINT VENDOR, SEE EXTERIOR ELEVATIONS, DETAILS, & ELECTRICAL DWGS.
4. LED ROOF LIGHT FACE MOUNTED BY JOINT VENDOR, SEE EXTERIOR ELEVATIONS, DETAILS, & ELECTRICAL DWGS.
5. LED ROOF LIGHT FACE MOUNTED BY JOINT VENDOR, SEE EXTERIOR ELEVATIONS, DETAILS, & ELECTRICAL DWGS.
6. LED ROOF LIGHT FACE MOUNTED BY JOINT VENDOR, SEE EXTERIOR ELEVATIONS, DETAILS, & ELECTRICAL DWGS.
7. LED ROOF LIGHT FACE MOUNTED BY JOINT VENDOR, SEE EXTERIOR ELEVATIONS, DETAILS, & ELECTRICAL DWGS.
8. LED ROOF LIGHT FACE MOUNTED BY JOINT VENDOR, SEE EXTERIOR ELEVATIONS, DETAILS, & ELECTRICAL DWGS.
9. LED ROOF LIGHT FACE MOUNTED BY JOINT VENDOR, SEE EXTERIOR ELEVATIONS, DETAILS, & ELECTRICAL DWGS.
10. LED ROOF LIGHT FACE MOUNTED BY JOINT VENDOR, SEE EXTERIOR ELEVATIONS, DETAILS, & ELECTRICAL DWGS.



9325 SERRANO AVENUE, SUITE 100, SAN DIEGO, CA 92123
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DATES

RELEASE: FEBRUARY 2025

P.M. UPDATES:

SUBMITTAL DATE:

1.

2.

3.

CONSTRUCTION:

REVISIONS:

1.

2.

3.

4.

5.

6.

7.

8.

9.

10.

VIZUAL
400 N. SAINT PAUL STREET
SUITE 1120
DALLAS, TEXAS 75201
OFFICE 214-798-1155



SITE INFORMATION

BUILD TYPE: MISC. CM

JOB #

ADDRESS:

4723 W. CLEAR HILLS DRIVE

CLEAR HILLS, UT 84002

DRAWN BY:

PROJECT #

SCALE:

AS NOTED

ROOF PLAN

MK12C_SN

A3.0



357 SPECTRUM CENTER BLVD
SAN DIEGO, CA 92123
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DATES	
RELEASE:	FEBRUARY 2025
M. UPDATES:	
SUBMITTAL DATE:	
1:	
2:	
3:	
D.	
CONSTRUCTION:	
REVISIONS	



SITE INFORMATION
 DOG TYPE: MK12C_SM
 J1335
 ADDRESS:
 773 N CEDAR HILLS DRIVE
 CEDAR HILLS, UT 84062

OWNER BY: NAME _____
 PROJECT # _____
 SCALE: AS NOTED

A. B. C. D. E. F. G. H. I. J. K. L. M. N. O. P. Q. R. S. T. U. V. W. X. Y. Z. AA. AB. AC. AD. AE. AF. AG. AH. AI. AJ. AK. AL. AM. AN. AO. AP. AQ. AR. AS. AT. AU. AV. AW. AX. AY. AZ. BA. BB. BC. BD. BE. BF. BG. BH. BI. BJ. BK. BL. BM. BN. BO. BP. BQ. BR. BS. BT. BU. BV. BW. BX. BY. BZ. CA. CB. CC. CD. CE. CF. CG. CH. CI. CJ. CK. CL. CM. CN. CO. CP. CQ. CR. CS. CT. CU. CV. CW. CX. CY. CZ. DA. DB. DC. DD. DE. DF. DG. DH. DI. DJ. DK. DL. DM. DN. DO. DP. DQ. DR. DS. DT. DU. DV. DW. DX. DY. DZ. EA. EB. EC. ED. EE. EF. EG. EH. EI. EJ. EK. EL. EM. EN. EO. EP. EQ. ER. ES. ET. EU. EV. EW. EX. EY. EZ. FA. FB. FC. FD. FE. FF. FG. FH. FI. FJ. FK. FL. FM. FN. FO. FP. FQ. FR. FS. FT. FU. FV. FW. FX. FY. FZ. GA. GB. GC. GD. GE. GF. GG. GH. GI. GJ. GK. GL. GM. GN. GO. GP. GQ. GR. GS. GT. GU. GV. GW. GX. GY. GZ. HA. HB. HC. HD. HE. HF. HG. HH. HI. HJ. HK. HL. HM. HN. HO. HP. HQ. HR. HS. HT. HU. HV. HW. HX. HY. HZ. IA. IB. IC. ID. IE. IF. IG. IH. II. IJ. IK. IL. IM. IN. IO. IP. IQ. IR. IS. IT. IU. IV. IW. IX. IY. IZ. JA. JB. JC. JD. JE. JF. JG. JH. JI. JJ. JK. JL. JM. JN. JO. JP. JQ. JR. JS. JT. JU. JV. JW. JX. JY. JZ. KA. KB. KC. KD. KE. KF. KG. KH. KI. KJ. KK. KL. KM. KN. KO. KP. KQ. KR. KS. KT. KU. KV. KW. KX. KY. KZ. LA. LB. LC. LD. LE. LF. LG. LH. LI. LJ. LK. LL. LM. LN. LO. LP. LQ. LR. LS. LT. LU. LV. LW. LX. LY. LZ. MA. MB. MC. MD. ME. MF. MG. MH. MI. MJ. MK. ML. MM. MN. MO. MP. MQ. MR. MS. MT. MU. MV. MW. MX. MY. MZ. NA. NB. NC. ND. NE. NF. NG. NH. NI. NJ. NK. NL. NM. NN. NO. NP. NQ. NR. NS. NT. NU. NV. NW. NX. NY. NZ. OA. OB. OC. OD. OE. OF. OG. OH. OI. OJ. OK. OL. OM. ON. OO. OP. OQ. OR. OS. OT. OU. OV. OW. OX. OY. OZ. PA. PB. PC. PD. PE. PF. PG. PH. PI. PJ. PK. PL. PM. PN. PO. PP. PQ. PR. PS. PT. PU. PV. PW. PX. PY. PZ. QA. QB. QC. QD. QE. QF. QG. QH. QI. QJ. QK. QL. QM. QN. QO. QP. QQ. QR. QS. QT. QU. QV. QW. QX. QY. QZ. RA. RB. RC. RD. RE. RF. RG. RH. RI. RJ. RK. RL. RM. RN. RO. RP. RQ. RR. RS. RT. RU. RV. RW. RX. RY. RZ. SA. SB. SC. SD. SE. SF. SG. SH. SI. SJ. SK. SL. SM. SN. SO. SP. SQ. SR. SS. ST. SU. SV. SW. SX. SY. SZ. TA. TB. TC. TD. TE. TF. TG. TH. TI. TJ. TK. TL. TM. TN. TO. TP. TQ. TR. TS. TT. TU. TV. TW. TX. TY. TZ. UA. UB. UC. UD. UE. UF. UG. UH. UI. UJ. UK. UL. UM. UN. UO. UP. UQ. UR. US. UT. UU. UV. UW. UX. UY. UZ. VA. VB. VC. VD. VE. VF. VG. VH. VI. VJ. VK. VL. VM. VN. VO. VP. VQ. VR. VS. VT. VU. VV. VW. VX. VY. VZ. WA. WB. WC. WD. WE. WF. WG. WH. WI. WJ. WK. WL. WM. WN. WO. WP. WQ. WR. WS. WT. WU. WV. WW. WX. WY. WZ. XA. XB. XC. XD. XE. XF. XG. XH. XI. XJ. XK. XL. XM. XN. XO. XP. XQ. XR. XS. XT. XU. XV. XW. XX. XY. XZ. YA. YB. YC. YD. YE. YF. YG. YH. YI. YJ. YK. YL. YM. YN. YO. YP. YQ. YR. YS. YT. YU. YV. YW. YX. YY. YZ. ZA. ZB. ZC. ZD. ZE. ZF. ZG. ZH. ZI. ZJ. ZK. ZL. ZM. ZN. ZO. ZP. ZQ. ZR. ZS. ZT. ZU. ZV. ZW. ZX. ZY. ZZ.

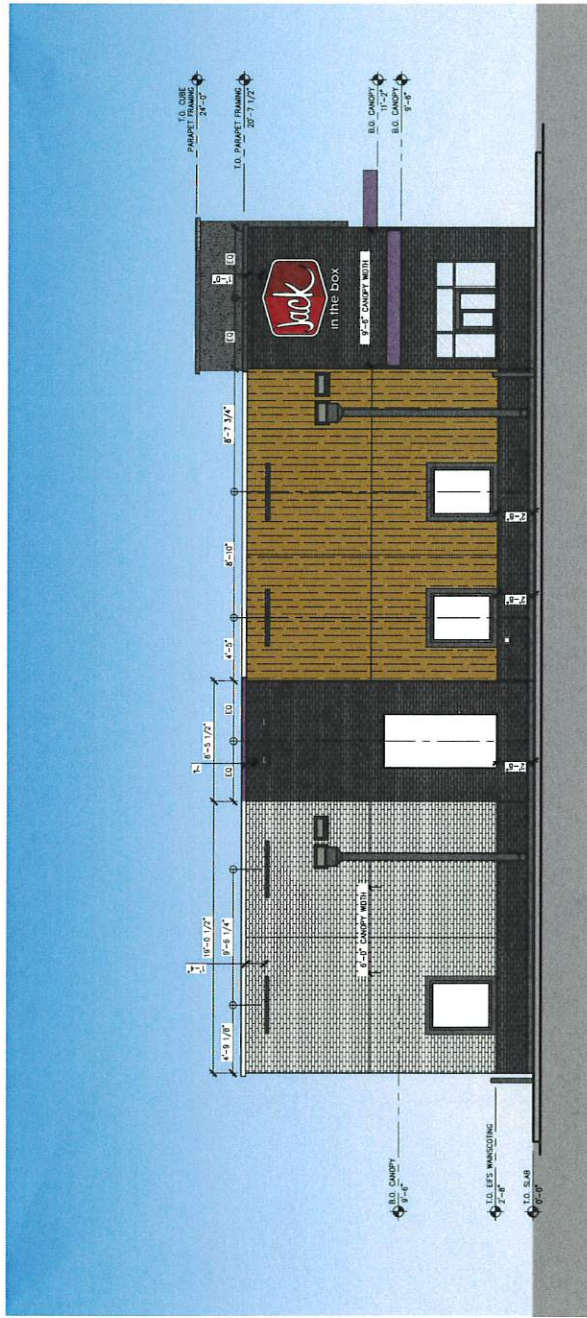
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LED ROPE LIGHT FACE MOUNTED BY JIB VENDOR. SEE EXTERIOR ELEVATIONS, DETAILS, & ELECTRICAL DWGS.

LED ROPE LIGHT IN COPING COVE BY JIB VENDOR. SEE EXTERIOR ELEVATIONS, DETAILS, & ELECTRICAL DWGS.

1	ARTIFICIAL CLOUDS, SET SPECIFICATIONS	
2	EXTENSIVE DYE, SAND, TINT DINGS, W/ INTERIOR COLOR & SCHEM. WALLS	
3	PRE-FAB CANOPY AT END VORNOK, SET DETAIL: <u>7/2/22</u> (G-1)	
4	PRE-FAB CANOPY AT END VORNOK, COORDINATE WITH VORNOK MOUNTING REQUIREMENTS	
5	GC PROVIDED ALUMINUM STRENGTHEN SYSTEM, SET WINDOW TYPES & REQUIREMENTS	
6	☒ CLEAR ISOLATED CASES	☒ CLEAR ISOLATED CASES W/ ALUMINUM TIE COATING
7	☐ CLEAR ISOLATED	☐ CLEAR ISOLATED W/ ALUMINUM TIE COATING
8	EXPLODED CONNECTIONS CHASE/ STEEL WALL	☐ EXPLODED CONNECTIONS CHASE/ STEEL WALL W/ ALUMINUM TIE COATING
9	INTERNALLY ILLUMINATED SIGN BY SDA VORNOK (UNDER SEPARATE SUBMITTAL)	
10	INTERNALLY ILLUMINATED SIGN BY SDA VORNOK (UNDER SEPARATE SUBMITTAL) TO COORDINATE ELECTRICAL W/ SDA VORNOK PRIOR TO INSTALLATION	
11	WALL MOUNTED LIGHT FIXTURE, SET DETAIL ON SHEET <u>1/2/22</u> FOR FUTURE ATTACHMENT	
12	DRIVE-UP WINDOW, SET <u>1/2/22</u>	
13	INTERNALLY ILLUMINATED ADDRESS, HSE 17TH, WHITE LETTER (G-119) OR AS REQUIRED FOR LOCAL JURISDICTION (G-120) UNDER SEPARATE SUBMITTAL, GC TO COORDINATE ELECTRICAL W/ VORNOK PRIOR TO INSTALLATION	
14	CONTROL PANEL, SET DETAIL, <u>1/2/22</u> & <u>1/2/22</u>	
15	HALLOWEEN ALUMINUM COPIES & FRAMES, MICELANDS HAW	
16	COOL PIPE LOADING, SET DETAIL: <u>5/2/22</u>	
17	COOL PIPE LOADING, SET DETAIL: <u>7/2/22</u> & <u>7/2/22</u>	
18	GRASSY TOWN RECOVERY MAP-N (STANDARD), SET DETAIL: <u>7/2/22</u>	
19	RECESSION, LOUVERABLE, NON-FLEXIBLE, HIDE-UP ENCLOSURE	
20	NOT USED	
21	NOT USED	
22	DISPLAY POSTER PANEL & SURROUND, SET DETAIL: <u>7/2/22</u>	
23	EXTENSIVE WALL PADS, LIGHT FIXTURE	
24	MACH-UP WINDOW & MEDIUM (G-121) (G-122) SET AS B1 & B2 FOR FUTURE INFORMATION	
25	NOT USED	
26	DOWNSPOUT DRAIN, SET DETAIL: <u>2/2/22</u>	
27	GC CUSTOM STRENGTHEN DOOR PULL, SET HARDWARE SCHEDULES (G-123) (G-124)	
28	NOT USED	
29	ROOF TOP MECHANICAL EQUIPMENT BEYOND, SET MECHANICAL & HOD DINGS	
30	NOT USED	
31	ILLUMINATED WINDOW SIGN, SET DETAIL: <u>7/2/22</u> , SET 020 & 010 DING	
32	ILLUMINATED WINDOW SIGN, SET DETAIL: <u>7/2/22</u> , SET 020 & 010 DING	
33	"HAWK" CANOPY DETAIL	
34	"HAWK" CANOPY DETAIL	
35	"HAWK" CANOPY DETAIL	
36	GRATIC PANEL BY SDA VORNOK (G-1) UNDER SEPARATE SUBMITTAL	
37	INTERNALLY ILLUMINATED SIGN WITH WHITE LETTERS WITH "PHURKE" BACKGROUND	
38	COORDINATE ELECTRICAL W/ SDA VORNOK PRIOR TO INSTALLATION	
39	BRAKE PANEL W/ COLUMN, SET SHEET A1 & A2 PANELS ON A8 SERIES DINGS	
40	GCAS PANEL SYSTEM & COLUMN, SET SHEET A1 & A2 PANELS ON A8 SERIES DINGS	
41	GCAS PANEL SYSTEM & COLUMN, SET SHEET A1 & A2 PANELS ON A8 SERIES DINGS	
42	PRE-FABRICATED CORNER CANOPY W/ DETAIL MESSAGE, AT TAZAS	
43	0.25" WHITE PLANK LAY LONG (SMOOTH-FINISH)	
44	NOT USED	







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SAN DIEGO, CA 92123
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BID:	
CONSTRUCTION:	

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SITE INFORMATION	
BUILDING TYPE:	MR12C_SM
IB #:	J1335
ADDRESS:	
	7773 W. CEDAR HILLS DRIVE
	CEDAR HILLS, UT 84062
DRAWN BY:	NAME
PROJECT #:	
SCALE:	AS NOTED

**BUILDING
SECTIONS**
MK12C_SM
A50

- C. TO REVIEW ALL DRAWINGS & REVIEW THE ARCHITECT IF THERE ARE CONFLICTS
- D. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- E. ALL STRUCTURAL CONNECTIONS, FLASHING, SEALS, FLASHINGS, ETC. SHOWN ON THESE SHEETS ARE TO BE EXECUTED WITH STRUCTURAL UNITS.
- F. ** INFORMATION ON STRUCTURAL DRAWINGS ARE TO HAVE PRECEDENCE **
- G. SET AS SERIES A STRUCTURAL DRAWINGS FOR DEPT OF ROOF & 65-SHUT SYSTEMS. FINISH WITH A FINISH LAYER BEARING AS NOTED ON SPECIFICATIONS
- H. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- I. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- J. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- K. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- L. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- M. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- N. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- O. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- P. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- Q. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- R. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- S. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- T. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- U. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- V. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- W. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- X. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- Y. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM
- Z. TO PROVIDE A DETAILED SPECIFICATION OF THE ROOFING SYSTEM

[illegible]



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3:	
DD:	
CONSTRUCTION:	

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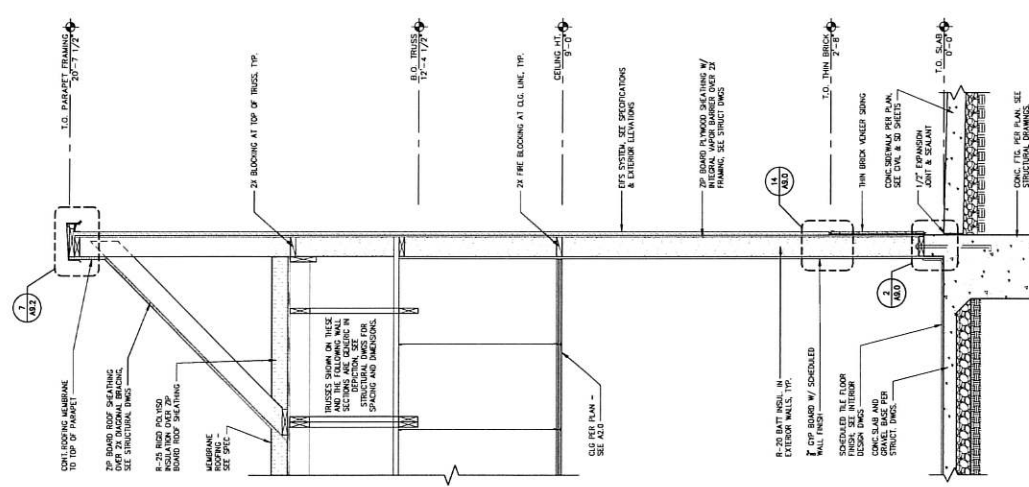
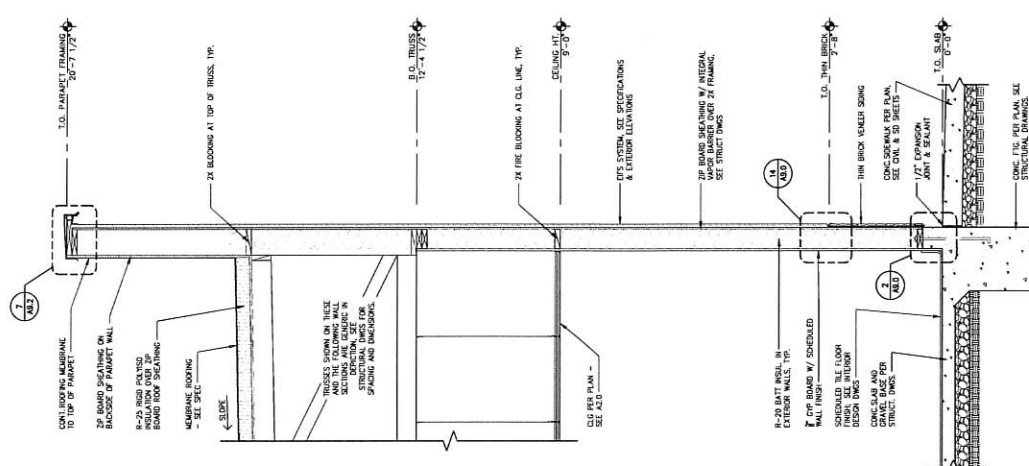
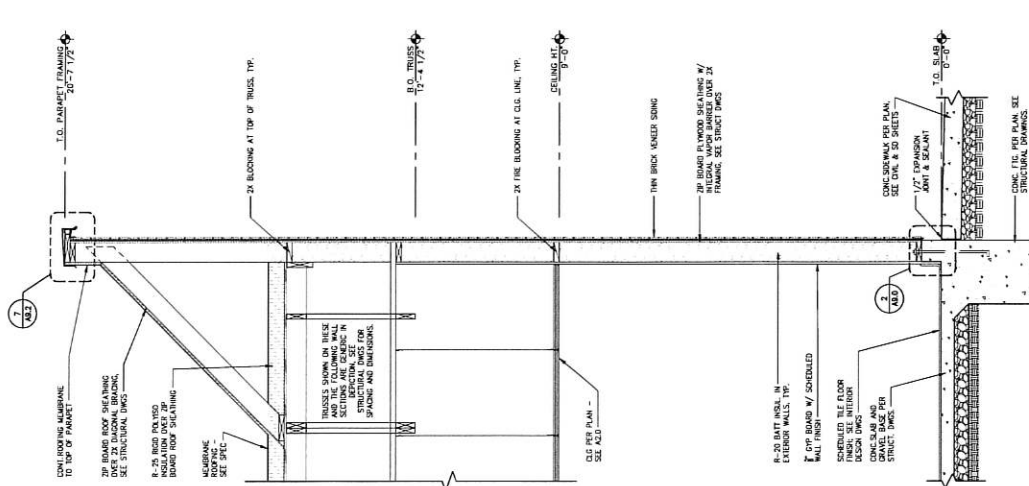
SUITE 1120
DALLAS, TEXAS 75201
OFFICE: 214-799-1755



980 14215040-0303

SITE INFORMATION	
BLOC TYPE:	MR12C_SM
MB #:	J1335
ADDRESS:	
7773 W. CEDAR HILLS DRIVE	
CEDAR HILLS, UT 84062	
DRAWN BY: NAME	
PROJECT #:	
SCALE: AS NOTED	

WALL
SECTIONS
MK12C_SM
A6.0

 $\frac{3}{4}'' = 1'-0''$  $3/4" = 1'-0"$ 

	$\pi = 0$
--	-----------

1 WALL SECTION AT FRONT/REAR

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2. _____

1. _____

NAME: _____

ID: _____

DATE: _____

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00 N. SAINT PAUL STREET
SUITE 1120

DALLAS, TEXAS 75201
OFFICE: 214-798-1755

STATE OF UTAH
JUDICIAL BRANCH
CLERK OF DISTRICT COURT

NO. 14216049-0301

Chapman

5/30/2025 SITE INFORMATION

LDG TYPE: MK12C_SM

NAME: _____
ADDRESS: _____
CITY: _____

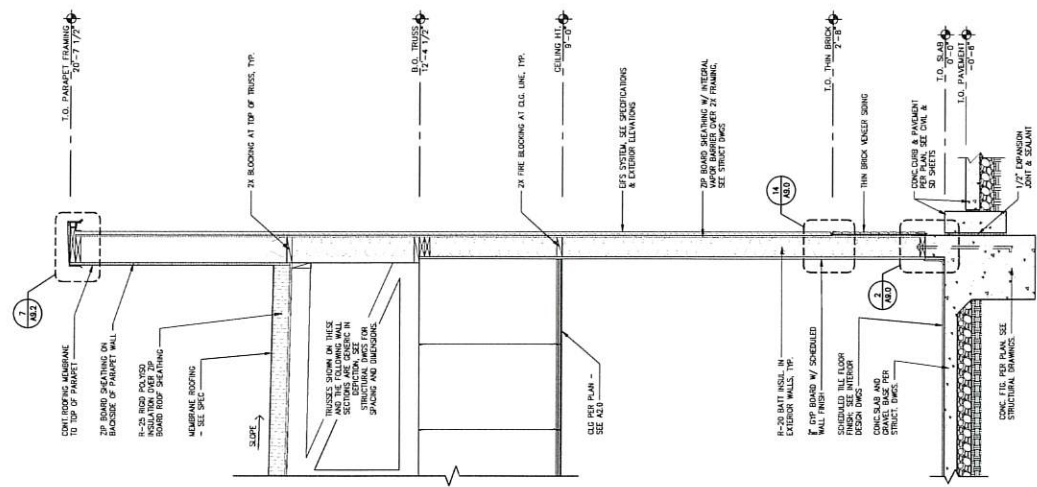
773 W. CEDAR HILLS DRIVE
CEDAR HILLS, UT 84062

RAWN BY: NAME _____

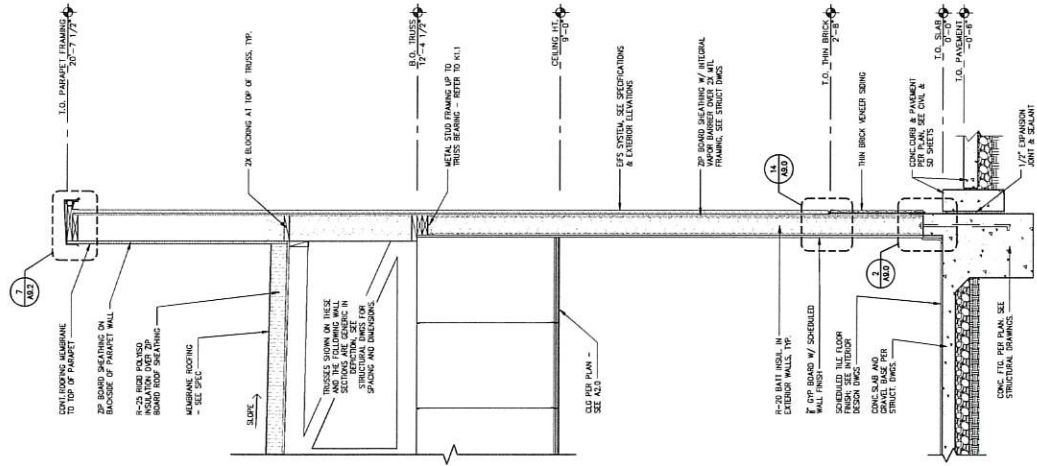
PROJECT #:	
SCALE:	AS NOTED

WALL

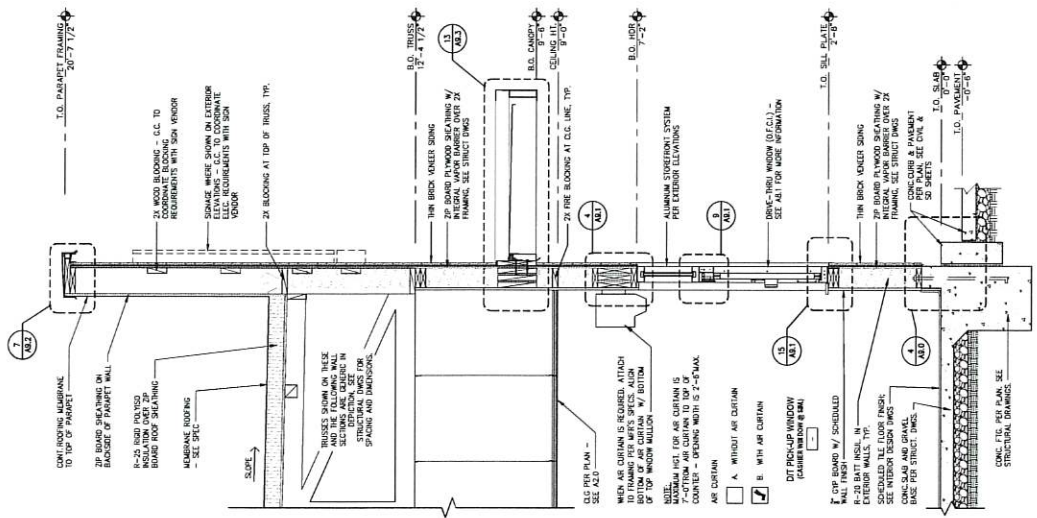
SECTIONS

MK12C_SM
AC 1A6.1)

3 WALL SECTION AT DRIVE-THRU SIDE (WOOD STUD FRAMING)



2 WALL SECTION AT DRIVE-THRU SIDE (METAL STUD FRAMING)



1 WALL SECTION AT DRIVE-THRU WINDOW



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ARCHITECTURE

400 N. SAINT PAUL STREET
DALLAS, TEXAS 75201
OFFICE 214-789-1755

PROJECT 214-789-1755

DATE: 02/02/2023

DESIGNED BY: [Signature]

CHECKED BY: [Signature]

SITE INFORMATION

BUILDING TYPE: MK12C, SM

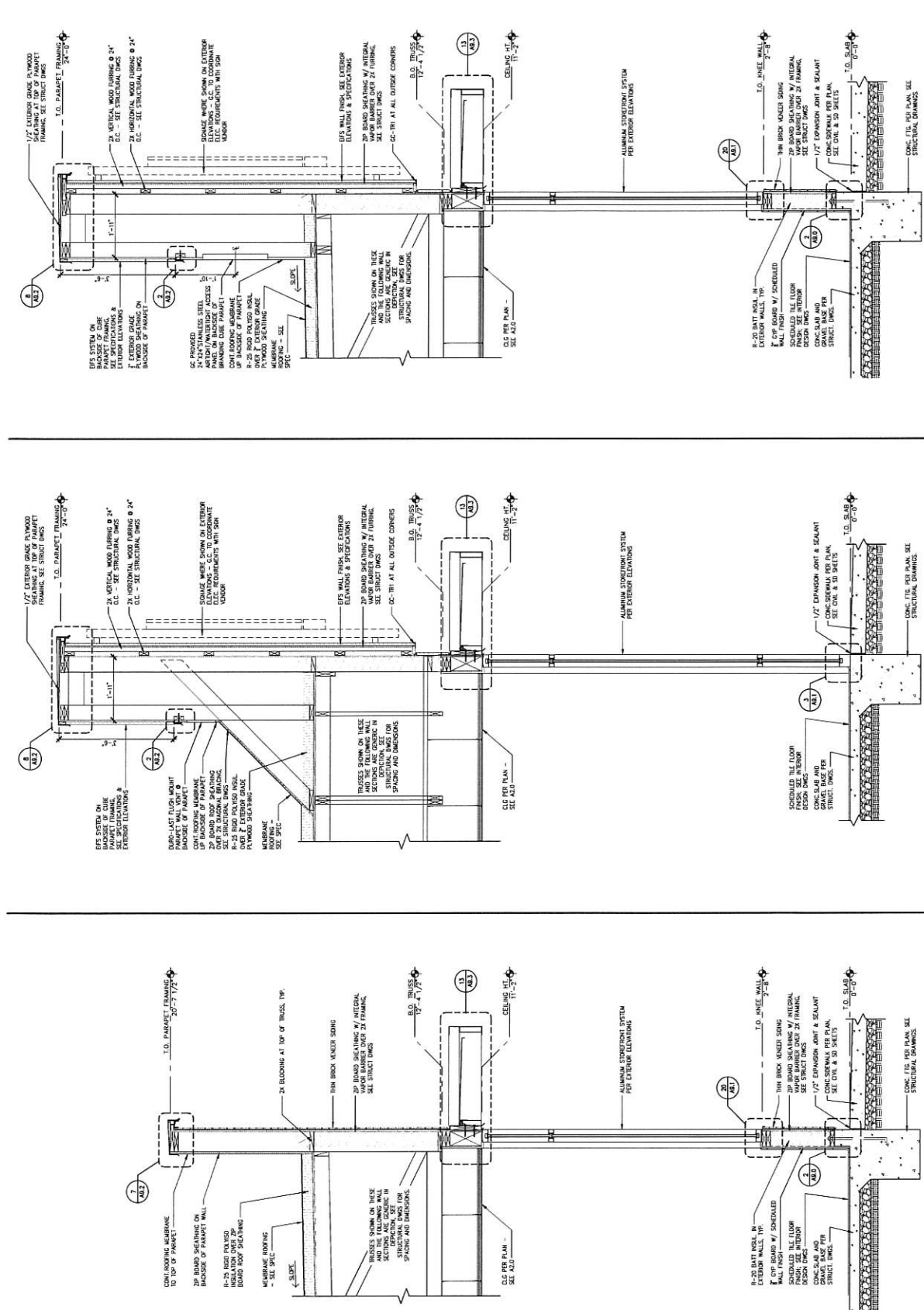
JOB #: 03335

ADDRESS: 4773 W. CEDAR HILLS DRIVE
CEDAR HILLS, UT 84602

DRAWN BY: NAME

SCALE: AS NOTED

WALL SECTIONS
MK12C, SM
A6.2



1 WALL SECTION AT NON-DRIVE THRU SIDE STOREFRONT

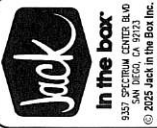
2 WALL SECTION AT JIB CUBE (FRONT)

3 WALL SECTION AT JIB CUBE (NON-DRIVE THRU SIDE)

3/4" = 1'-0"

3/4" = 1'-0"

3/4" = 1'-0"



8337 SPECTRUM CENTER BLVD
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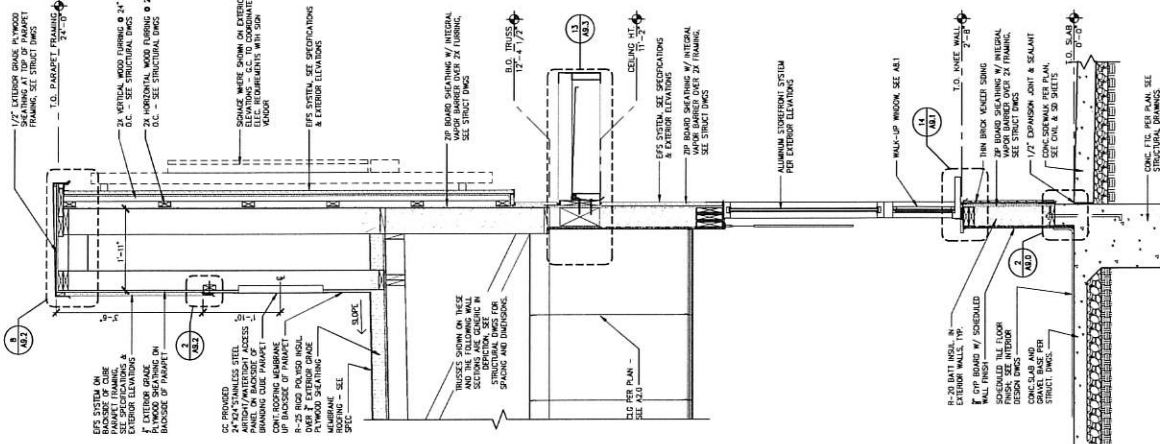
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ARCHITECTURE
400 N. SAINT PAUL STREET
DALLAS, TEXAS 75201
OFFICE 214-798-1755

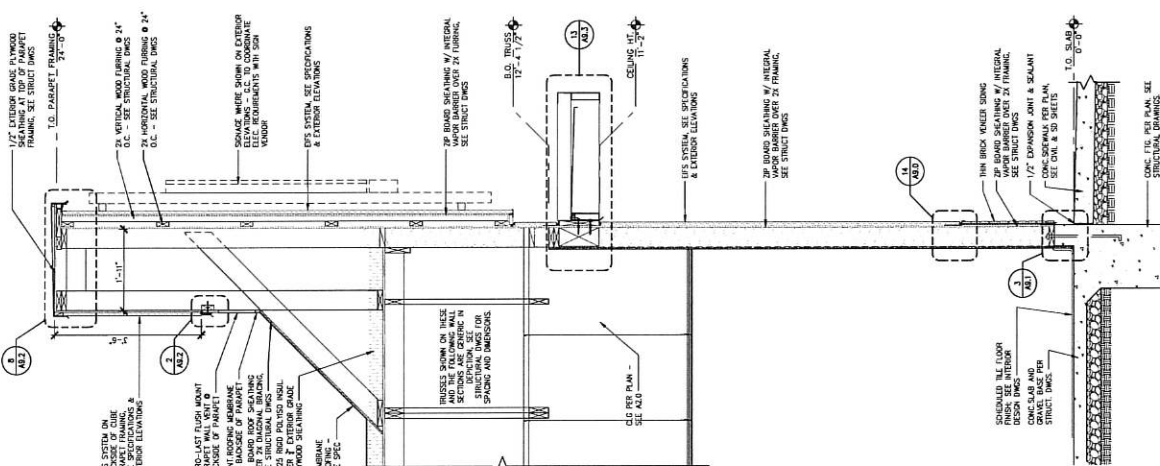


SITE INFORMATION
BLDG TYPE: MK12C-SM
JOB # J335
ADDRESS: 4773 N CEDAR HILLS DRIVE
CEDAR HILLS, UT 84602
DRAWN BY: NAME
PROJECT # AS NOTED
SCALE: AS NOTED

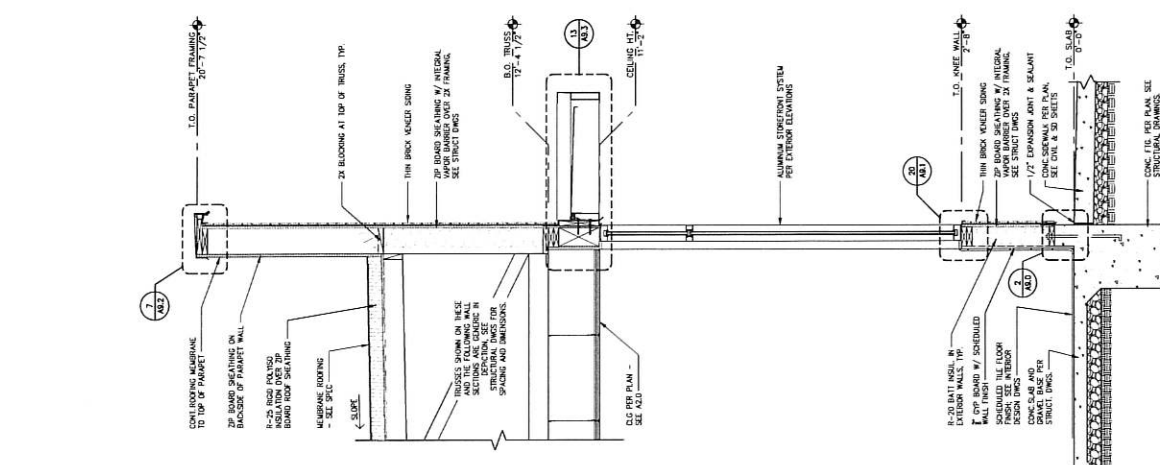
WALL SECTIONS MK12C-SM A6.2



2 WALL SECTION AT JIB CUBE (WALK-UP WINDOW) 3/4" = 1'-0"



2 WALL SECTION AT JIB CUBE (WALK-UP WINDOW) 3/4" = 1'-0"



1 WALL SECTION AT NON-DRIVE THRU SIDE STOREFRONT 3/4" = 1'-0"





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STATE OF UTAH
JERRY L. BROWN
No. 1421666-0203



DRAWN BY: NAME
 PROJECT #
 SCALE: AS NOTED

WINDOW TYPES
MK12C_SM
A94

- A. FELD VENT TYPE DRUMS SUITS BEST FOR MEDIUM APPLICATION (SPACE FOR SHOTS NOT NECESSARY). "COLD" DRUMS ARE INCAPABLE OF MEETING COLD REQUIREMENTS.
- B. ALL CLOSING GASKETS ARE REQUIRED TO MEET COLD COLD REQUIREMENTS.
- C. RETURN TO OPERATIONS FOR SUBSTITUTIONS TO READING PAGES 3 AND 4.
- D. ALL EXTERIOR MOUNT LITERATURE AREA SUGGESTED FROM EXTERIOR U.S.D.
- E. REFER TO A-1 IN ALL SERIES SHEETS FOR SUBSTITUTION FROM EXTERIOR U.S.D.
- F. ALL WINDINGS ARE TO BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.
- G. PLANNING TO BE INCLUDED AS PART OF SUBSTITUTION SCHEME.
- H. PLANNING TO BE INCLUDED AS PART OF SUBSTITUTION SCHEME.
- I. ALL DRUMS WITH OPERABLE WINDINGS AND ALL CLOSING GASKETS TO GOES SHOWN IN FIGURE AS REQUIRED BY CURRENT BUILDING CODE.
- J. ALL DRUMS WITH OPERABLE WINDINGS AND ALL CLOSING GASKETS TO GOES SHOWN IN FIGURE AS REQUIRED BY CURRENT BUILDING CODE.
- K. ALL DRUMS TO BE REMOVED FROM SERVICE AND APPROVED FOR REMOVAL.
- L. ALL DRUMS TO BE REMOVED FROM SERVICE THE FOLLOWING EXCEPTS:
 - 1. REPAIRABLE PARTS ARE GREATER THAN 1/2" OF REMAINING SIDE OF THE CLOSING - 18"
 - 2. REPAIRABLE PARTS ARE GREATER THAN 1/2" OF REMAINING SIDE OF THE CLOSING - 18"
 - 3. REPAIRABLE PARTS ARE GREATER THAN 1/2" OF REMAINING SIDE OF THE CLOSING - 18"

MANUFACTURER: QUICKSERV
MODEL: SS-3030 (SELF-CLOSING)
SIZE: 36" W x 30" H (APPROX. OPEN AREA OF ACTIVE PANELS 3.7 SQFT)
FINISH: BROWN ANODIZED
GLAZING: CLEAR, TEMPERED
NOTES: OWNER FURNISHED. CONTRACTOR INSTALLED

MANUFACTURER: QUICKSERV
MODEL: SS-3030 (SELF-CLOSING)
SIZE: 36" W x 36" H (APPROX. OPEN AREA OF ACTIVE PANEL 2.9 SQFT)
FINISH: BROWN ANODIZED
GLAZING: CLEAR, TEMPERED
NOTES: OWNER FURNISHED, CONTRACTOR INSTALLED

MANUFACTURER: QUICKCITY
MODEL: SC-3021 (CUSTOM, SELF-CLOSING/NO EXTERIOR SHELF/BASE)
SIZE: 30"W x 21-1/2"H (APPROX. OPEN AREA OF ACTIVE PANELS 1.6 SQFT)
FINISH: BRONZE ANODIZED
GLAZING: CLEAN, TEMPERED
NOTES: OWNER FURNISHED. CONTRACTOR INSTALLED.

CONTACT INFORMATION FOR ORDERING:
EMAIL: SALES@QUICKSERV.COM -OR- ORDER@QUICKSERV.COM



WALK-UP PICK-UP WINDOW

D/T PICK-UP WINDOW



WINDOW TYPES

SCALE: 1/2" = 1'-0"



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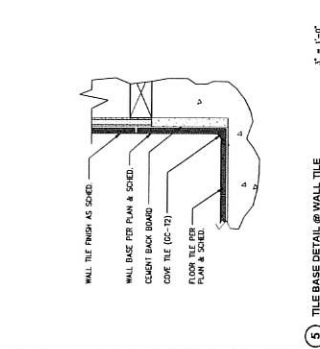
VIZUAL
ARCHITECT
400 N. SAINT PAUL STREET
SUITE 1120
DALLAS, TEXAS 75201
PHONE: 214-788-1155
OFFICE: 214-788-1155



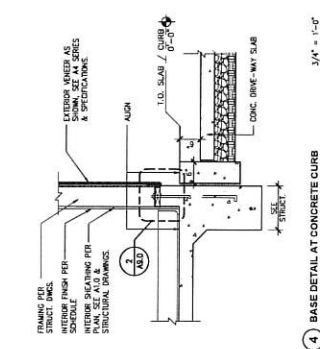
SITE INFORMATION
BLDG TYPE: MK12C-SM
JOB #: 2335
ADDRESS: 1980 CEDAR HILLS DRIVE
CEDAR HILLS, TX 76002

DETAILS
DRAWN BY: NAME
PROJECT #: AS NOTED
SCALE: AS NOTED

DETAILS
MK12C-SM
A9.0



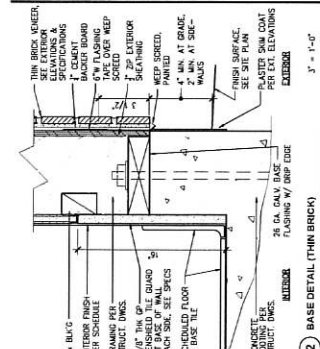
1 NOT USED



2 BASE DETAIL (THIN BRICK)



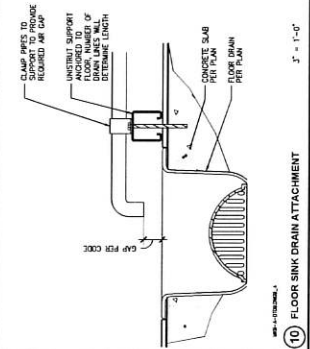
3 NOT USED



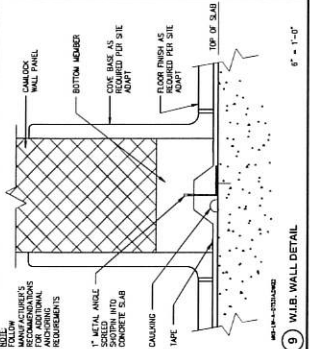
4 BASE DETAIL AT CONCRETE CURB



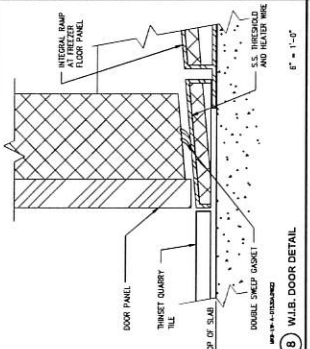
5 TILE BASE DETAIL @ WALL TILE



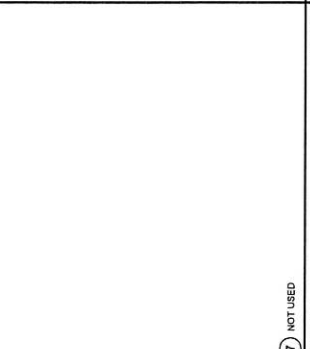
6 NOT USED



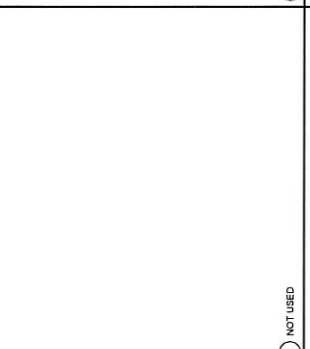
7 NOT USED



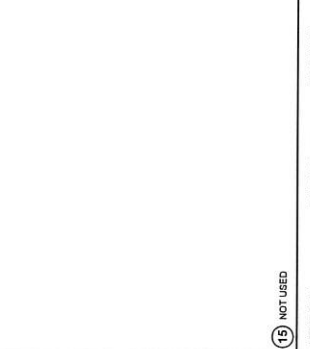
8 WALL DOOR DETAIL



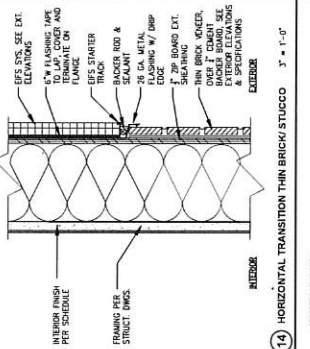
9 WALL DETAIL



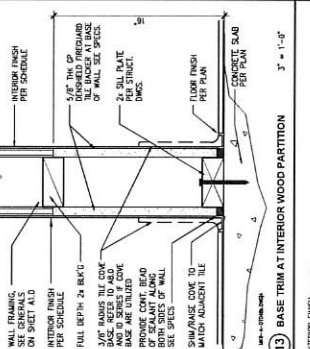
10 FLOOR SINK DRAIN ATTACHMENT



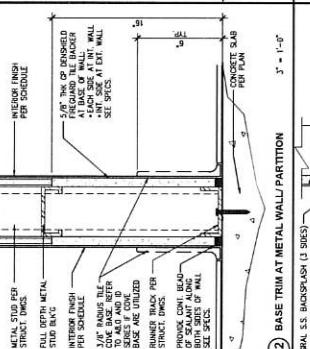
11 NOT USED



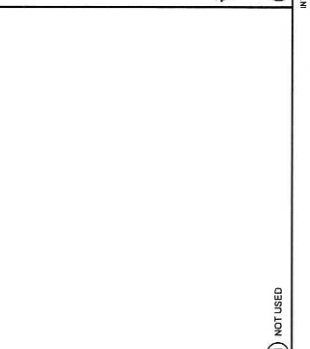
12 BASE TRIM AT METAL WALL PARTITION



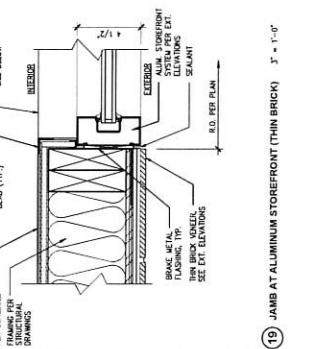
13 BASE TRIM AT INTERIOR WOOD PARTITION



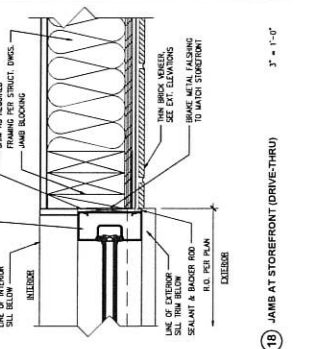
14 HORIZONTAL TRANSITION THIN BRICK/STUCCO



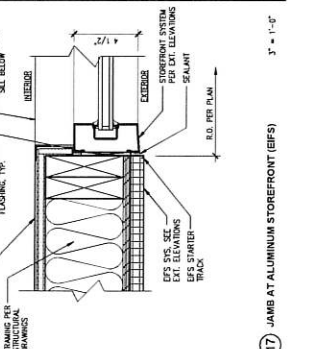
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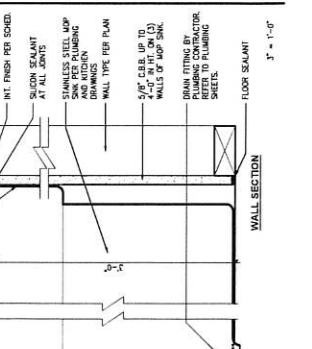
16 STAINLESS STEEL MOP SINK



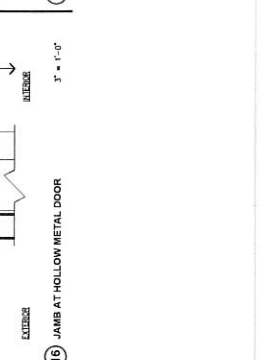
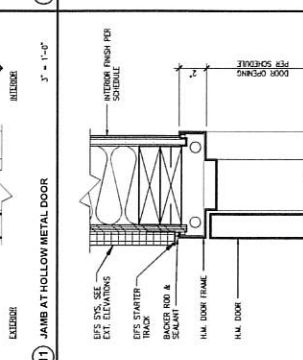
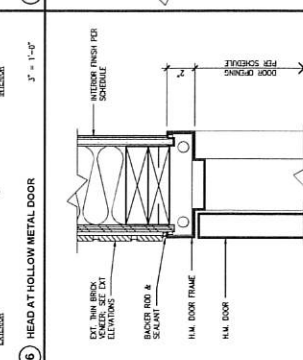
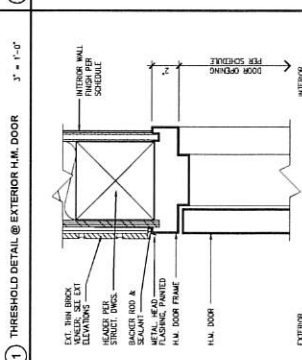
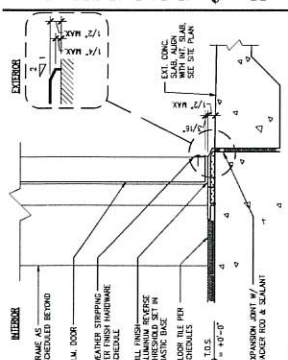
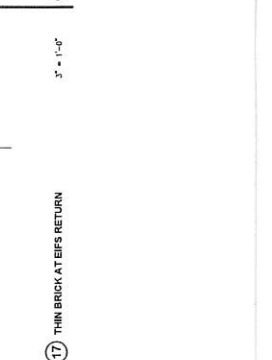
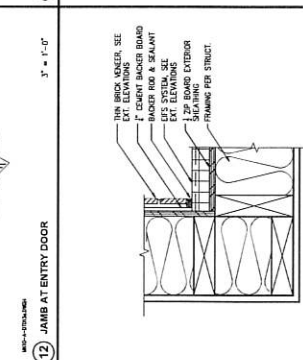
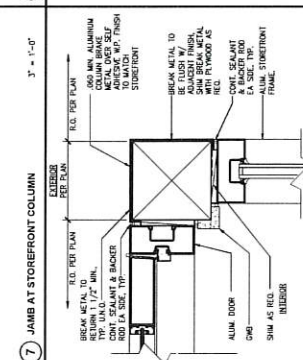
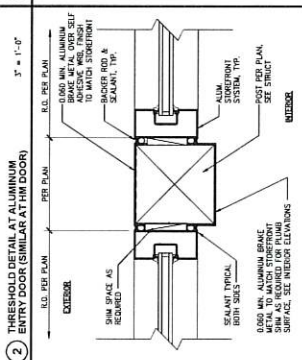
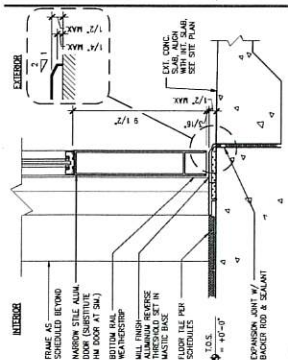
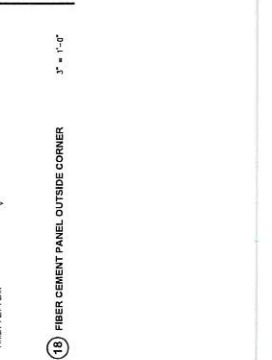
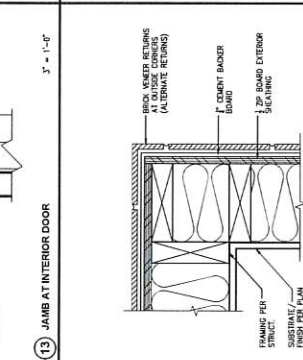
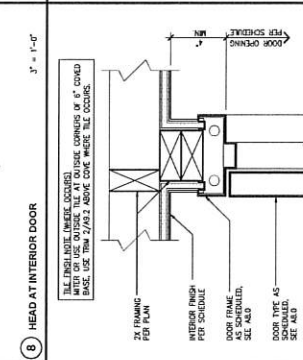
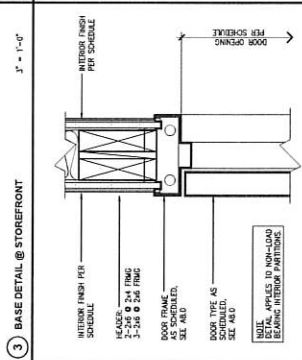
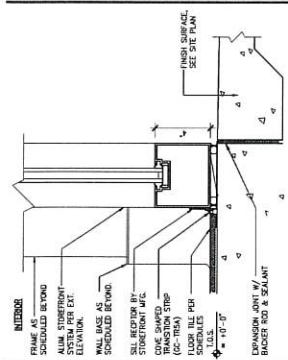
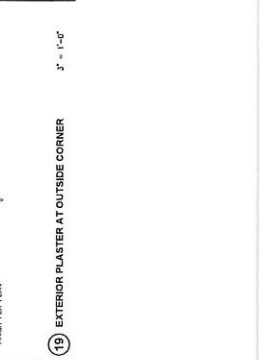
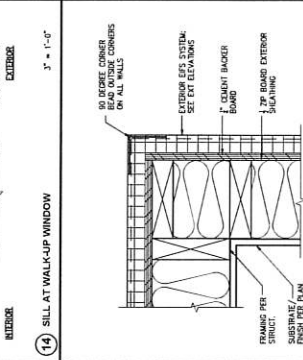
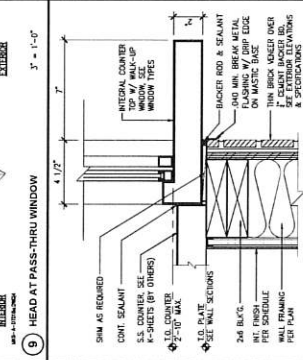
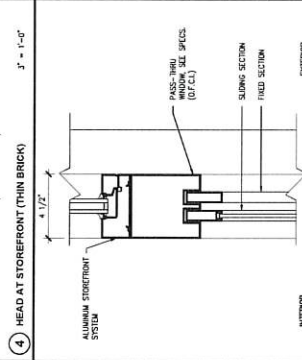
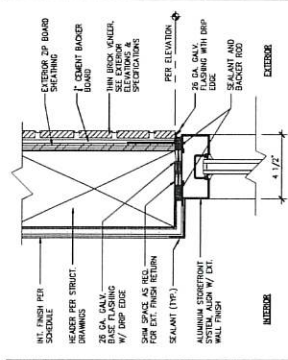
17 JAMB AT ALUMINUM STOREFRONT (EFS)



18 JAMB AT STOREFRONT (DRIVE-THRU)



19 JAMB AT ALUMINUM STOREFRONT (THIN BRICK)





Jack
In the box

 1935 S. HIGHWAY 101, SUITE 100
 SAN JOSE, CA 95128
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DATES	
RELEASE:	FEBRUARY 2025
P.A. UPDATE:	
SUBMITTAL DATE:	
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2.	
3.	
BID:	
CONSTRUCTION:	
REVISIONS:	

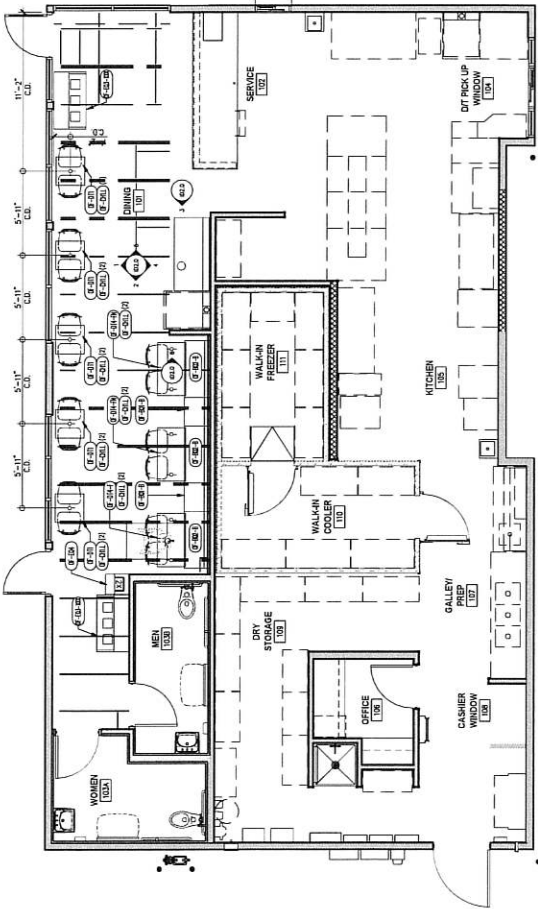


VIZUAL
ARCHITECTURE
 400 N. SAINT PAUL STREET
 SUITE 1120
 DALLAS, TEXAS 75201
 OFFICE: 214-788-1165



SITE INFORMATION	
BUILD TYPE:	MKTG - SM
JB #:	J335
ADDRESS:	1773 N CEDAR HILLS DRIVE CEDAR HILLS, TX 76002
DRAWN BY:	NAME
PROJECT #:	AS NOTED
SCALE:	

FURNITURE
PLAN
 MK12C_SM
ID1.0



1 FURNITURE PLAN

SCALE: 1/4" = 1'-0"

GENERAL NOTES

- INSTALL FLOORING AS PER MANUFACTURER'S INSTRUCTIONS. SEE DETAIL SHEETS FOR MORE INFORMATION ON TRANSITIONS AND BASE CONDITIONS.
- CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND LOCATIONS OF ALL FINISHES ARE NOT ASSUMED IN ANY FINISH SCHEDULE. CONTRACTOR IS TO VERIFY THAT SANS DOES NOT HOLD WATER PRIOR TO SETTING FLOOR TILE. "POUNDING" WILL NOT BE ACCEPTED AFTER TILE IS INSTALLED.
- REFER TO INTERIOR FINISH SCHEDULE FOR MORE INFORMATION.
- ALL FINISHES SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS BEFORE JOINTING OR INSTALLING FLOORING MATERIAL.
- ALL GROUT SHALL BE SEALED.
- REFER TO INTERIOR ELEVATIONS AND FINISH SCHEDULE FOR SANITARY COKE BASE COLOR.
- CONTRACTOR SHALL ORDER & INSTALL FLOORING MATERIAL IN MANNER AS SHOWN HERE IN DRAWING. CONTRACTOR SHALL VERIFY ALL TILE SIZES, COLORS AND FINISHES ARE CORRECT AND LEFT FOR CHOICE AT THE LOCATION.
- SEE FINISH SCHEDULE ON SHEET ALSO & ON SANS FOR INFORMATION ON INTERIOR FINISHES. ALL INTERIOR FINISHES DESIGNATED BY (E-25).

KEYNOTES

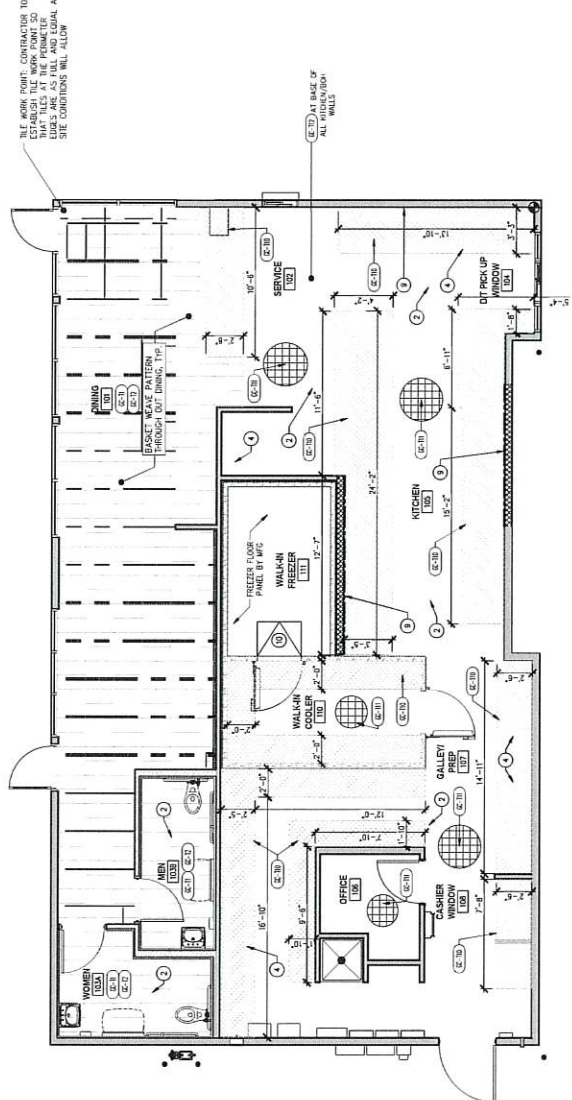
- LOOK FOR: SEE DETAIL 12/10/10 & PLUMBING DRAWINGS FOR SPECIFICATION & LOCATION.
- FLOOR DRAIN. SEE PLUMBING DRAWINGS FOR SPECIFICATION & LOCATION.
- WIP SINK. INSTALL PRIOR TO FLOORING. SEE DETAIL 12/10/10 & PLUMBING DRAWINGS FOR SPECIFICATION & LOCATION.
- WIP SINK. INSTALL PRIOR TO FLOORING. SEE DETAIL 12/10/10 & PLUMBING DRAWINGS FOR SPECIFICATION & LOCATION.
- TILE START POINT.
- ALUMINUM THRESHOLD. SEE DOOR HARDWARE SCHEDULE.
- SHOULDER COVE TRIM AT EXTERIOR WOOD FRAMED WALL. SEE 12/10/10.
- NOT USED.
- INTERIOR RAMP & FREEZER FLOOR PANEL BY FREEZER COOLER MANUFACTURER.
- SCHEDULED WALL FINISH TO OVERLAP WALK-IN-BOX 6" MIN.

WALL FINISH LEGEND

- FINISHES STEEL PANELS (E-25) FROM TILE COKE BASE TO 4" MIN. ABOVE FINISH CEILING, BASE.
- CC-TT-B ACCENT WALL

NOTES

- ALL OTHER WALLS WHOSE FINISH IS NOT INDICATED ON PLANS ARE TO RECEIVE WALL FINISHES STEEL PANELS (E-25) FROM TILE COKE BASE TO 4" MIN. ABOVE FINISH CEILING, BASE.
- DO NOT INSTALL TOP BEARING STAINLESS STEEL PANELS.
- ALL WALLS SHOWN WITH ALTERNATE WALL TILE FINISH ARE TO HAVE CLIENT BACKER BOARD SUBSTRATE I.L.G. OPSIDIAN WALL BOARD.



FINISH PLAN

SCALE: 1/4" = 1'-0"



QUEST SECTION BOSTON, MA
SAN DIEGO, CA 92103
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DATE	DESCRIPTION
RELEASE: FEBRUARY 2025	
P.M. UPDATE:	
SUBMITTAL DATE:	
1.	
2.	
3.	
END:	
CONSTRUCTION:	

REVISIONS

VIZUAL ARCHITECTURE
400 N. SAINT PAUL STREET
SUITE 1120
DALLAS, TEXAS 75201
OFFICE: 214-794-1715



SITE INFORMATION
BUDGET TYPE: MK12C_SM
AS # J7333
ADDRESS: 1555 N. CEDAR HILLS DRIVE CEDAR HILLS, UT 84604

DRAWN BY: NAME
PROJECT #
SCALE: AS NOTED

FINISH PLAN
MK12C_SM
ID1.1



1937 SPECTRUM CENTER BLVD
SAN DIEGO, CA 92103
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RELEASE: FEBRUARY 2025
P.M. UPDATES:
SUBMITAL DATE:

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REVISIONS

CONSTRUCTION

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VIZUAL
400 N. SAINT PAUL STREET
DALLAS, TEXAS 75201
OFFICE: 214-799-1755

PROJECT #

SCALE

AS NOTED

DETAILS

8/13/25

ADDRESS

CEGAR HILLS DRIVE

CEGAR HILLS, UT 84002

PROJECT #

SCALE

AS NOTED

DETAILS

8/13/25

ADDRESS

CEGAR HILLS DRIVE

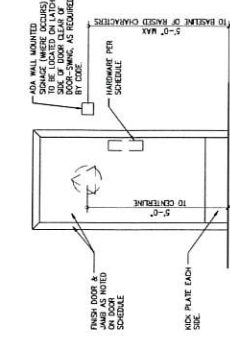
CEGAR HILLS, UT 84002

PROJECT #

SCALE

AS NOTED

DETAILS



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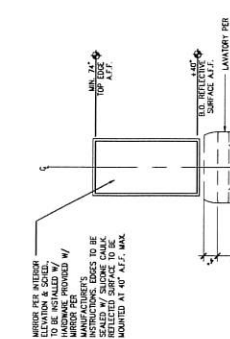
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2 RESTROOM MIRROR

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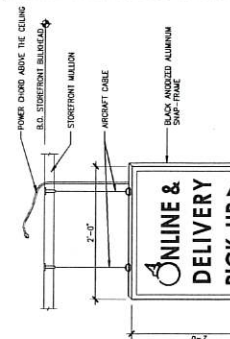
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3 TYP. WINDOW SIGN

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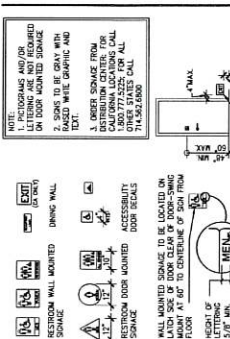
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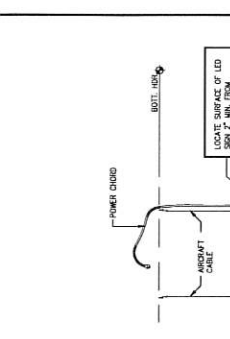
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5 TYP. WINDOW SIGN

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6 TYP. WINDOW SIGN

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TITLE						
PRODUCT	MANUFACTURER	DESCRIPTION	SIZE	GROUT COLOR	CONTACT	NOTES
GC-1	CROSSVILLE TILE	COTNAM A224 MARLINE	12" x 24" x 3/8"	FRENCH GRAY #142	TOM HALE (813) 656-3997	3/4" GROUT JOINT
GC-2	WALL TILE (BY RESTROOM LOCATION)	COTNAM A224 MARLINE	6" x 12" x 3/8"	FRENCH GRAY #142	TOM HALE (813) 656-3997	3/4" GROUT JOINT WITH AN INK CONTOUR
GC-3	WALL TILE (ON DINING LOCATION ONLY)	CROSSVILLE TILE	12" x 35"	RED-DUSTY CUSTAR COLOR	CHRISTINA BLUMBERG CHRISTINAMADRID@GMAIL.COM	LACONIC PRIMA-COLOR SELECT GROUT. CUSTOM JIB BELT, 3/16" GROUT JOINT, 2" GROUT INTERSECT
GC-4	WALL TILE (ON RESTROOM LOCATION ONLY)	INFINITY TILE	12" x 35"	SEVEN WHITE #152	JACQUETTED@GMAIL.COM	3/4" GROUT JOINT. BRANDING DANCE PATTERNS
GC-5	WALL TILE (ON RESTROOM LOCATION ONLY)	COTNAM STONE	WEIGHTED BRICK MOUNTAIN 2K	MONDRIAN SKY NOTARIS	(800)-440-4443 MONDRIAN@GMAIL.COM	USE 1/4" COMPACT INSTALL TIES TO BRICK. BRICK SPECIFICATION AND SMOOTH FINISH REQUIRED
GC-1-B	WALL TILE (ON BRICK VESTIB)	ALTERNATE CUB-ENTRY	2-1/4" x 8" x 1/2"			

UNLESS NOTED OTHERWISE, ALL GROUT TO BE 1/8" UNLESS NOTED OR SCHEDULED. ALL GROUT JOINTS TO BE 3/16" UNLESS NOTED OTHERWISE. CONTACT DAVE DUTER 714.878.1500, DAVE@DUTER.COM

NOT USED:

GC75-C	NOT USED						
GC77-A	WALL Z/LZ (0 SERVICE COUNTER WALL)	DATELINE	ACRYSTIC RETROHOUSE ASH - SHAN	12' x 36'	HISTIA WHITE H152	DAVID NATIONAL ACCOUNTS HELP DESK (677)564-2752 NATIONAL-ACCOUNTS@DAVID.COM	J/N/ G/0/1 B0/1 RUNNING BOND PATTERN

GC7B		NOT USED			
WALL TILE (9 DINING LOCATIONS ONLY)	DAN TILE	MARKAZI ALERATION COTTON ARI	17" x 24" x 3/8"	SISTHA WHITE H152	DALIE NATIONAL ACCOUNTS HELP 1-800-656-3778 NATIONAL ACCOUNTS/HELP/COM
GC7AC	DAISE TILE	3-CLARRY 1/32, CREAM/0008	4" x 4" x 3/16"		1/4" GRAY BHL RUNNING BOARD PATTERN

CG-10	QUARRY FLOOR TILE	ALTERNATE: DALL TILE OR JACKSON GRAY DOTS OTTOMAN 8" x 8" x 1/2"	8" x 8" x 3/8"	1/2" NATURAL GRAY NATIONALACCOUNTINGDESIGNS.COM	QUARRY TO BE CEG-10, DOT SOLIDS COMBINATION, DOT SOLIDS, 3/8" GROUT JOINT
CG-11	QUARRY FLOOR TILE	ALTERNATE: PORCELAIN OR BEGHOGANS TILE & STONE DOTS DARK GREY, R. WHITE	8" x 8" x 3/8"	1/2" NATURAL GRAY NATIONALACCOUNTINGDESIGNS.COM	QUARRY TO BE CEG-10, DOT SOLIDS COMBINATION, DOT SOLIDS, 3/8" GROUT JOINT
CG-211	QUARRY FLOOR TILE	ALTERNATE: 100% BEGGHOGANS OR 2-QUARRY, 100% BEGGHOGANS	8" x 8" x 3/8" OR 8" x 8" x 1/2"	1/2" NATURAL GRAY NATIONALACCOUNTINGDESIGNS.COM	QUARRY TO BE CEG-10, DOT SOLIDS COMBINATION, DOT SOLIDS, 3/8" GROUT JOINT

ALTERNATE: PORCELAIN	BERGAMO'S TILE & STONE	DOIT SHAGGY DARK GREY R12, MATTE	#1 NAURAL GRAY	JON EDWARDS (714)769-4025 JON.EDWARDS@JONEDWARDS.COM	CONCRETE TILE RESILIENT TILE 3/8"X3/8"X1/2" PORT GRAY 3/4"X1/2"X1/2"
ALTERNATE: DALLE			#2 NAURAL GRAY	NATIONAL-ACCOUNTS@QUANTE.COM	CONCRETE EPXY GRAY, 3/4"X1/2"X1/2"

GC-12	QUARRY TILE COVE BASE (@ KITCHEN/BOH)	ENGLISH TILE	[-] QUARRY, FOG COVE BASE SMALL DIMENSION/COLORED	6" x 6" x 3/8"	PH NATURAL GRAY	JACKIN THE HOUSE.COM	GO OUT TO BE DIG-IT-LE, TOOE SOLODS COMPERAL, EVERY GOAT, 3/4" GOAT JABOT
GC-13	WALL TILE (@ DINING LOORINGS ONLY)	ENGLISH TILE	WHITE GRANITE	6" x 12" x 3/8"	BOSTON CHAIR BLACK H339	JACKIN THE HOUSE.COM	GO OUT TO BE DIG-IT-LE, TOOE SOLODS COMPERAL, EVERY GOAT, 3/4" GOAT JABOT

PAINT

ITEM	PRODUCT	MANUFACTURER	DESCRIPTION	SIZE	CONTACT	NOTES (REV)
GC-1	PAINT	SHERWIN WILLIAMS	SWNTR SHW STOWPER SATN	7"X40"X12"	SWNTR	REQUIRE 1/4" LATEX SATN RED BASE, COLOR USES
GC-2	PAINT	SHERWIN WILLIAMS	SWNTR PURE WHITE SATN	7"X40"X12"	LEWNA CARDA	REQUIRE 1/4" LATEX SATN RED BASE
GC-3	PAINT	SHERWIN WILLIAMS	SWNTR MUDRT GRAY	7"X40"X12"	LEWNA CARDA	
GC-4	PAINT	SHERWIN WILLIAMS	SWNTR PASQUE SATN PRDGR	7"X40"X12"	SWNTR	

GC-95	NOT USED
GC-96	NOT USED

NOT USED			
GC-P7	PANT (O DINING LOCATIONS ONLY)	SHERMAN WILLIAMS SM6232 UPLYSIVE PURPLE SATIN FINISH	LENNA GARCIA (7M494-8212)
GC-P8	PANT	SHERMAN WILLIAMS SW7058 DRIZZLE GRAY	LENNA GARCIA

GC-PH	PART	SHERMAN WILLIAMS SPRINT ON THE ROCKS SATIN FINISH	LENNA GORDA (774) 404-8212
SUSPENDED CEILING SYSTEM			

ITEM	PRODUCT	MANUFACTU
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[illegible]

WALL PANELS

ITEM	PRODUCT	MANUFACTURER	DESCRIPTION	SIZE	CONTACT	NOTES
GC4PH	WALL PANEL	NPRD	SAN-SURFACE WALL CLADDING PURE WHITE - C033	4'x10'	NATALE ORDIN 800-222-5556 x5162 ny@nyletcorp.com	ORDER & INSTALL WITH MATCHING TRIM (PURE WHITE - C033)

LAMINATE

ITEM	PRODUCT	MANUFACTURER	DESCRIPTION	SIZE	CONTACT	NOTES
GC-L1	ELB. CABBREY	PONTE	SMITH TUBS WCS POLISHED VELVET	SEE PLAN		
GC-L3	DOOR LAMINATE	PONTE	BATTER TITILE WCS POLISHED VELVET	SEE PLAN		BESTROOM DOORS & TUBS REEPPALES
GC-L4	KITCHEN DOOR LAMINATE	PONTE	BATTER TITILE WCS POLISHED VELVET	SEE PLAN		

TRIM

ITEM	PRODUCT	MANUFACTURER	DESCRIPTION	SIZE	CONTACT	NOTES
GC-TR1	TRANSITION STRIP (24 INCH LOCATIONS ONLY)	SCHULER	BRIDGE ALSO SCHEDULED	9/16"	WOODMAN@OUTLOOK.COM 714-339-0333	PROVIDE AT CORNER TRANSITIONS FOR GC-11, GC-14, GC-17B & GC-17C
GC-TR2	TRANSITION STRIP (24 INCH LOCATIONS ONLY)	SCHULER	BUSHED ZIRCONITE -110 ASFB	7/16"	WOODMAN@OUTLOOK.COM 714-339-0333	PROVIDE AT CORNER TRANSITIONS FOR GC-11L, WIRE CORNERS
GC-TR3C					NOT USED	
GC-TR4	TRANSITION STRIP		1/4" STAINLESS STEEL FLAT BAR			PROVIDE AT 4" CORNER WALL TRANSITIONS TO PAINT IN OPEN CEILING
GC-TR4A	TRANSITION STRIP		1/4" STAINLESS STEEL CONCAVE CHANNEL			PROVIDE AT CORNERS WITH PAINT OR WALL MEET WITH HANDICUT BIE (NOT APPLICABLE TO ALL PROJECTS)

NOT USED	
GC-FR9	FILE TRANSFER STRIP (8 DINING LOCATIONS ONLY) SOA-LITER DUE-ANK IS 100 AZ 3/8" MODULARCHLUT.COM 714-329-0355 PROVIDED AT FLOOR FINISH AND WALL BASE TRANSITION.
GC-FR10	FILE TRANSFER STRIP (8 DYPEN BOARD WALLS) SOA-LITER DUE-ANK IS 100 AZ 4 1/8" MODULARCHLUT.COM 714-329-0355 ALUMINUM BASE. PROVIDED AT FLOOR FINISH AND WALL BASE TRANSITION.

EQUIPMENT

ITEM	PRODUCT	MANUFACTURER	DESCRIPTION	SIZE	CONTACT	NOTES
GC-01	EXTENSION MIRROR	SENTRY	54X18	18"x30"	(877) 837-7745 (AM) (877) 837-7745 (NM) (877) 432-4327 (DIRECT)	
GC-01B	EXTENSION MIRROR	ESBERRY	2065-1836	18"x30"	1871 HANFORD DRIVE, BIRMINGHAM, AL 35202	
GC-02	SOAP DISPENSER	SISC	1200M W/STC SOAP DISPENSER	3.4"x11"x14.4"	708 5 8327 1702	SHALLIMORE GREEN #1054 CARTRIDGES
GC-03	TOILET CHANGING STATION	KOHLER KARE	W/STC 55L 2000 REV B	37"x27"	(877) 837-7745 (AM) (877) 837-7745 (NM) (877) 432-4327 (DIRECT)	INDUSTRIAL WALL MOUNTED, STAINLESS STL, 1/2" OPEN 1" W/EN OPEN
GC-04	TOILET SINK SOAP DISPENSER	AS	0417-5M (S/AIN FNISH)		1871 HANFORD DRIVE, BIRMINGHAM, AL 35202	
GC-05	TOILET PAPER DISPENSER	AS	7422Z-HSH (S/AIN FNISH)		(877) 837-7745 (AM) (877) 837-7745 (NM) (877) 432-4327 (DIRECT)	PROMOTE AIR-HEAT SHIELD
GC-06	GRAB BAR	AS	TYPE 04-037 (16") S/AIN FNISH	1 1/2"x18"	(877) 837-7745 (AM) (877) 837-7745 (NM) (877) 432-4327 (DIRECT)	
GC-07	GRAB BAR	AS	TYPE 04-044 (36") S/AIN FNISH	1 1/2"x36"	(877) 837-7745 (AM) (877) 837-7745 (NM) (877) 432-4327 (DIRECT)	

GC-EQ9	GRAB BAR
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GC-001	UTILITY HOOD	AS	740 (SAFIN FINISH)	36" x 24"	(977) 837-7745 (HARD) (977) 432-4327 (DIRECT)	MOORE FINISH FLOOR ON EACH PARTING DOOR
GC-002	WALL RECESSED WASTE RECEPTAGE	AS	648 SERIES (SAFIN FINISH)	36.5" x 17.25"	(977) 837-7745 (HARD) (977) 432-4327 (DIRECT)	PROVIDE INSULATE 100A, WASTE INFER 394-114
GC-003	WALL HANG DRINK DISPENSER	AS	3000 (7400) 1004-P, 1004-P (HARD FINISH STAINLESS STEEL)	30" WIDE X 16" HIG X 16" D (POWER SUPPLY)	(977) 837-7745 (HARD) (977) 432-4327 (DIRECT)	MOORE STAINLESS STEEL GUARD FOR TOP AND ELECTRIC HAND DISPENSER
GC-004	WALL HANG AND TONGE DISPENSER	YORK	1400V (1400V) 1400V (HARD FINISH STAINLESS STEEL)	1400V x 1274 x 830	(977) 837-7745 (HARD) (977) 432-4327 (DIRECT)	MOORE STAINLESS STEEL GUARD FOR TOP AND ELECTRIC HAND DISPENSER
GC-005	ENTRANCE HANGING DISPOSAL	AS	6002 (SAFIN FINISH)	- 7/8" X 8-1/16"	(977) 837-7745 (HARD) (977) 432-4327 (DIRECT)	MOORE STAINLESS STEEL GUARD FOR TOP AND ELECTRIC HAND DISPENSER
GC-006	STAINLESS STEEL FLOOR TO CEILING PARTITIONS	BRAZLEY	STAINLESS STEEL SM. TONGE	FOR PLANS	(977) 837-7745 (HARD) (977) 432-4327 (DIRECT)	MOORE STAINLESS STEEL GUARD FOR TOP AND ELECTRIC HAND DISPENSER
GC-007	STAINLESS STEEL WALL CLOAK TONGE SUPPLY	BRAZLEY	9913-0446	WAKES	(977) 837-7745 (HARD) (977) 432-4327 (DIRECT)	MOORE STAINLESS STEEL GUARD FOR TOP AND ELECTRIC HAND DISPENSER
GC-008	STAINLESS STEEL WALL CLOAK TONGE SUPPLY	BRAZLEY	9913-0446	WAKES	(977) 837-7745 (HARD) (977) 432-4327 (DIRECT)	MOORE STAINLESS STEEL GUARD FOR TOP AND ELECTRIC HAND DISPENSER
GC-009	STAINLESS STEEL WALL CLOAK TONGE SUPPLY	BRAZLEY	9913-0446	WAKES	(977) 837-7745 (HARD) (977) 432-4327 (DIRECT)	MOORE STAINLESS STEEL GUARD FOR TOP AND ELECTRIC HAND DISPENSER
GC-010	DOOR BELL PUSH BUTTON	MODERN STAINLESS HARDWARE	1400V (1400V) 1400V (HARD FINISH STAINLESS STEEL)	1400V x 1274 x 830	(977) 837-7745 (HARD) (977) 432-4327 (DIRECT)	MOORE STAINLESS STEEL GUARD FOR TOP AND ELECTRIC HAND DISPENSER
GC-011	FLEX DRAINAGE 8" SIDE POST	FLUXDRAIN	1400V (1400V) 1400V (HARD FINISH STAINLESS STEEL)	1400V x 1274 x 830	(977) 837-7745 (HARD) (977) 432-4327 (DIRECT)	MOORE STAINLESS STEEL GUARD FOR TOP AND ELECTRIC HAND DISPENSER

SOLID SURFACE

ITEM	PRODUCT	DESCRIPTION	SIZE	NOTES
01-331	SOLID SURFACE - SERVICE COUNTERTOP	STAINED SOLID SURFACE STAINED "OUTSIDE RING", WHITE FINISH	SEE PLAN FOR SIZE AND FIELD VERIFY	
01-332			NOT USED	
01-333	SOLID SURFACE - WALL CAPPING	"FORMICA" SOLID SURFACE, "JANU CONCRETE"	SEE PLAN FOR SIZE AND FIELD VERIFY	

GENERAL NOTES

[illegible]

NOTE: SEE ID4.2 FOR LEAD TIMES.



RELEASE:	DATE:
P.M. UPDATES:	DATE:
SUBMITTAL DATE:	DATE:
1:	DATE:
2:	DATE:
3:	DATE:
BID:	DATE:
CONSTRUCTION:	DATE:
REVISIONS	DATE:

[illegible]

5/30/2025
SITE INFORMATION
 BUILDG TYPE: MK12C_SM
 JOB #: JT335
 ADDRESS:

4773 W. CEDAR HILLS DRIVE
CEDAR HILLS, UT 84062

DRAWN BY: NAME _____
PROJECT # _____
SCALE: NONE

SCHEDULES

MK12C_S1

D4.0



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RELEASE: _____
M. UPDATES: _____
FEBRUARY 2025

23

REVISIONS

1111

10

10

OFFICE: 214-799-1755

PHO 1-821-664-6333

5/30/2025
SITE INFORMATION

ADDRESS:
773 W. CEDAR HILLS DRIVE

DRAWN BY: NAME _____
PROJECT # _____

SCHEDULES

1041
WIS-271MM

[illegible]

ITEM	PRODUCT
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ITEM	PRODUCT	DESCRIPTION	SIZE	NOTES
F-4-1	FLAT NETWORK SOUND SYSTEM		SEE ELEVATION FOR SIZE AND LOCATION	OWNER FURNISHED AND OWNER INSTALLED
F-4-2	WALL-UP MIRROR	HYPOCENE INTERCOM & PICK-UP WINDOW OF 1/4" W/ MALLION MOUNTING BRACKET	SEE ELEVATION FOR SIZE AND LOCATION	OWNER FURNISHED AND OWNER INSTALLED
F-4-3	INTERCOM	HYPOCENE INTERCOM & PICK-UP WINDOW OF 1/4" W/ MALLION MOUNTING BRACKET	SEE ELEVATION FOR SIZE AND LOCATION	OWNER FURNISHED AND OWNER INSTALLED
F-4-4	INTERCOM	HYPOCENE INTERCOM & PICK-UP WINDOW OF 1/4" W/ MALLION MOUNTING BRACKET	SEE ELEVATION FOR SIZE AND LOCATION	OWNER FURNISHED AND OWNER INSTALLED

ITEM	PRODUCT
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[illegible]

ITEM	PRODUCT	DESCRIPTION
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JACK IN THE BOX INC. HAS ESTABLISHED AN AFFILIATE COMPANY

- NOTE: SEE ID4.2 FOR LEAD TIMES.**



FRONT ELEVATION

SCALE: 1/4" = 1' - 0"



SIDE ELEVATION

SCALE: 1/4" = 1' - 0"

GENERAL NOTES

- A. REFER TO A.G. FOR DOOR & WINDOW TMS & A.G. SET SERIES FOR DOOR & WINDOW TMS TO BE SPECIFIED.
- B. ALL SCHEDULE IS UNDER SEPARATE SUBMITTAL AND PERMIT (N.E.C.)
- C. ALL PLASTER ACCESSORIES, FLASHING, ETC. SHALL BE PAINTED TO MATCH ADJACENT SURFACES (U.O.N)
- D. ALL EXTERIOR WALL OPENINGS FOR RECEPTACLES, HOSE BIBS, ETC. SHALL BE SEALED. SEE FLOOR PLAN, GENERAL NOTES, AND SPECIFICATIONS FOR ADDITIONAL NOTES.
- E. ALL FINISHED LIGHTING & EQUIPMENT ARE TO BE SUBMITTED TO ARCHITECT FOR REVIEW.
- F. SEE A.G. SET SERIES FOR EXTERIOR, INTERIOR, SCHEDULE, & INTERIOR FINISH SCHEDULES DESIGNATED BY ARCHITECT.

COLORS

- | | |
|----|---|
| A. | DARK BROWN/BLACK ALUMINUM |
| B. | COLOR / TIGHT TO MATCH ADJACENT SURFACE |
| C. | SHERWIN WILLIAMS SW 7650 "SNOW STORM" |
| D. | WHITE TEXT - RED BACKGROUND |
| E. | SW 7680 "CERISE DRAY" |
| F. | WHITE OUT, "GIZARD" BAY |
| G. | SW 6837 "MULTI-COLOR PURPLE" |
| H. | SW 6837 "MULTI-COLOR PURPLE" |
| I. | RAL 3001 "SOGAN RED" |
| J. | SW 7605 "TUDOR WHITE" |
| K. | NATURAL / GRAY |
| L. | MATCH WALL COLOR BELOW |
| M. | WHITE OUT, "MONTGOMERY SPY" |
| N. | DIRTYBUTT / WHITE "RED" |
| O. | CPONS |
| P. | SW 6837 (MATCH COLOR BY THE MFR) |
| Q. | WALL TEXT |
| R. | MESSAGE CANCEL |

EXTERIOR ELEVATION LEGEND



----- LED ROPE LIGHT FACE MOUNTED BY JIB VENDOR. SEE EXTERIOR ELEVATIONS, DETAILS, & ELECTRICAL DWGS.

EXTERIOR FINISH SCHEDULE

- | | | |
|-----|--|---|
| 1. | INTERIOR CEILING FINISH: <u>NO FINISH</u> / INTERIOR CLUMP & JOINTS: <u>PAINT</u> / ACCESS COATING: <u>NO SPECIFICATIONS</u> | |
| 2. | PRE-FAB CANOPY: <u>NO</u> / WINDOW: <u>SEAL</u> / DETAILS: <u>01-01</u> | |
| 3. | MOIST UPRISING FURISH: <u>WITH CANOPY</u> , COORDINATE WITH VENDOR MEETING | |
| 4. | CO-PRONGED ALUMINUM SUSTENTION SYSTEM: <u>SEE WINDOWS & DOOR SPECIFICATIONS</u> | |
| 5. | ✓ 1" CLEAR INSULATED GLASS | ☐ 1" CLEAR INSULATED GLASS / ☐ ALUMINUM THERM-BREAK COATING |
| 6. | ✓ 1" CLEAR INSULATED GLASS | ☐ 1" CLEAR INSULATED GLASS / ☐ ALUMINUM THERM-BREAK COATING |
| 7. | INTERIALLY ILLUMINATED SIGN WITH VENDOR (01-01) UNDER SEPARATE SUBMITTAL, CO-TO COORDINATE ELECTRICAL W/ SIGN VENDOR PRIOR TO INSTALLATION | ☐ 1" CLEAR INSULATED GLASS / ☐ ALUMINUM THERM-BREAK COATING |
| 8. | WALL MOUNTED LIGHT FIXTURE: <u>SEE DETAIL ON SHEET 14B FOR FIXTURE ATTACHMENT</u> | |
| 9. | DOVE-UP WINDOW: <u>SEE ALUM & AISI</u> | |
| 10. | INTERIALLY ILLUMINATED SIGN WITH VENDOR (01-01) UNDER SEPARATE SUBMITTAL, CO-TO COORDINATE ELECTRICAL W/ SIGN VENDOR PRIOR TO INSTALLATION | ☐ 1" CLEAR INSULATED GLASS / ☐ ALUMINUM THERM-BREAK COATING |
| 11. | MECHANICAL SERVICE: <u>SEE ELECTRICAL & CIVIL DMS</u> | |
| 12. | CONTROL JUNT: <u>SEE DETAIL 13A/13B</u> | |
| 13. | WALL MOUNTED LIGHT FIXTURE: <u>SEE DETAIL 13A/13B</u> | |
| 14. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 15. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 16. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 17. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 18. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 19. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 20. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 21. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 22. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 23. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 24. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 25. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 26. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 27. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 28. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 29. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 30. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 31. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 32. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 33. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 34. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
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| 36. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 37. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 38. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 39. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 40. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 41. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 42. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 43. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 44. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 45. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 46. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 47. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 48. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 49. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 50. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 51. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 52. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 53. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 54. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 55. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 56. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 57. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 58. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 59. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 60. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 61. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 62. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 63. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 64. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 65. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 66. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 67. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 68. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 69. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 70. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 71. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 72. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 73. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 74. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 75. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 76. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 77. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 78. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 79. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 80. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |
| 81. | BLACK OIL FILL: <u>SEE DETAIL 13A/13B</u> | |

Jack In the box® 8457 SPECTOR CENTER BLVD SAN DIEGO, CA 92123 © 2025 Jack in the Box Inc. All rights reserved. No part of this document may be reproduced without the express written consent.	DATES RELEASE: FEBRUARY 2025 P.M. UPDATES: SUBMITAL DATE: 1. _____ 2. _____ 3. _____ BID: _____ CONSTRUCTION: _____ REVISIONS _____ _____ _____	VIZUAL ARCHITECTURE 400 N. SHUTTLE CREEK STREET DALLAS, TEXAS 75201 OFFICE #14789-1715	SITE INFORMATION BUILDING TYPE: MK12C-SM JOB #: J1335 ADDRESS: 4723 W. CEDAR HILLS DRIVE, CEDAR HILLS, UT 84602 DRAWN BY: NAME _____ PROJECT # _____ SOURCE AS NOTED _____ EXTERIOR ELEVATIONS MK12C-SM A4.0
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EXTERIOR FINISH SCHEDULE

- [illegible]

GENERAL NOTES

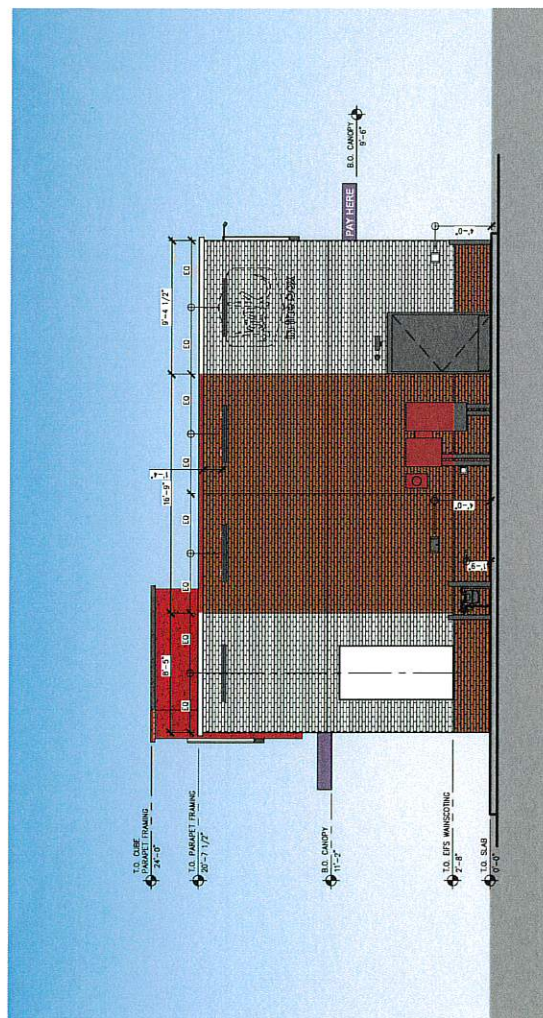
- REFER TO A10 FOR DOOR & WINDOW TAGS & A10 SHEET SERIES FOR DOOR & WINDOW TYPES & SCHEDULES.
- ALL SCHEDULES UNDER SEPARATE SUBMITTAL AND PERMIT (N.C.)
- ALL PLASTER ACCESSORIES, FLASHING, ETC. SHALL BE PAINTED TO MATCH ADJACENT SURFACES (U.O.H.)
- ALL EXTERIOR WALL OPENINGS FOR RECEPTACLES, HOSE BIBS, ETC. SHALL BE SEALED. SEE FLOOR PLAN, GENERAL NOTES, AND SPECIFICATIONS FOR ADDITIONAL NOTES.
- ALL FINISHES, LIGHTING, & EQUIPMENT ARE TO SUBMIT TO ARCHITECT FOR REVIEW & APPROVAL.
- SEE S14 SHEET SERIES FOR EQUIPMENT, FURNITURE, SCHEDULE, & INTERIOR

COLORS

- [illegible]

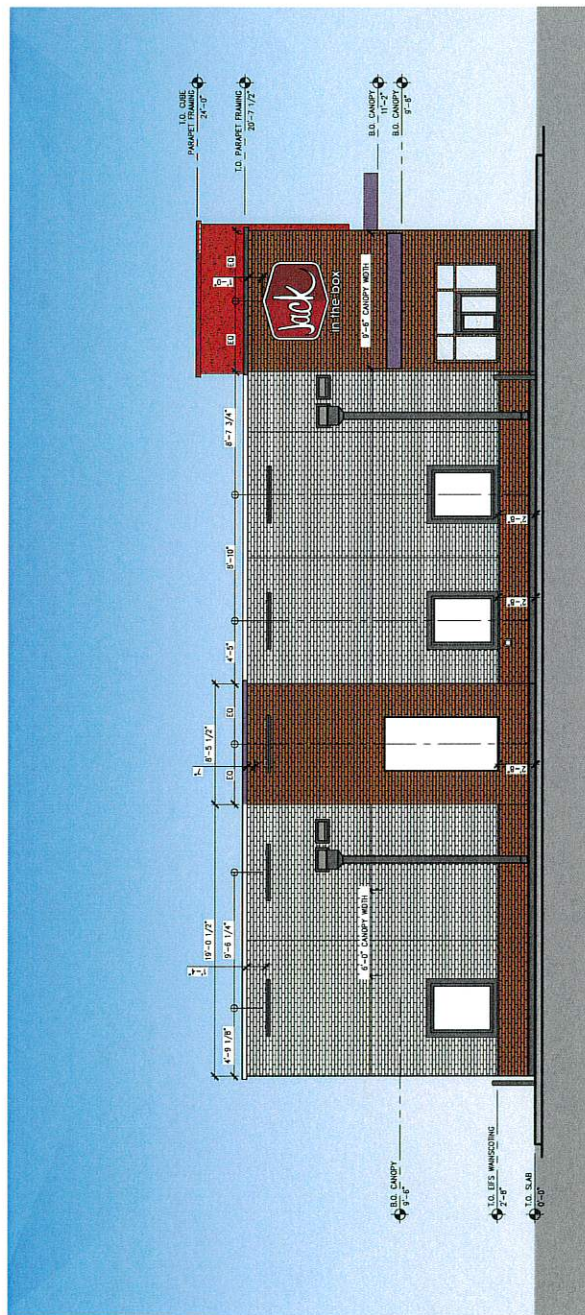
EXTERIOR ELEVATION LEGEND

- 
- MATERIAL/FINISH COLOR
- LED ROPE LIGHT FACE MOUNTED BY JIB VENDOR. SEE EXTERIOR ELEVATIONS, DETAILS, & ELECTRICAL DWGS.
- LED ROPE LIGHT IN COPING COVE BY JIB VENDOR. SEE EXTERIOR ELEVATIONS, DETAILS, & ELECTRICAL DWGS.



REAR ELEVATION

SCALE: 1/4" = 1' - 0"



DRIVE-THRU ELEVATION

SCALE: $1/4" = 1' - 0"$

SITE INFORMATION

BUILDING TYPE: MARKET - SM

JB # JI 335

ADDRESS: 4773 N. CEDAR HILLS DRIVE
CEDAR HILLS, UT 84062

PROGRAM BY: NAME

PROJECT #

SCALE: AS NOTED



The City of Cedar Hills

TO:	Planning Commission
FROM:	Chandler Goodwin, City Manager
DATE:	August 19, 2025

Planning Commission Agenda Item

SUBJECT:	Review/Recommendation and Public Hearing on Amendments to the Transportation Element of the Cedar Hills General Plan
APPLICANT PRESENTATION:	N/A
STAFF PRESENTATION:	Chandler Goodwin, City Manager
BACKGROUND AND FINDINGS: The City Council has placed a moratorium on any applications for new inter-municipal or inter-jurisdictional connections to Cedar Hills. This moratorium expires in November 2025. The City Council wishes for the Planning Commission to review the Transportation Element of the General Plan in light of possible inter-jurisdictional connections to Cedar Hills that could have adverse effects on the health and safety to the current transportation plan. Staff has worked to incorporate this language into the existing Transportation Element without affecting other sections. Additionally, a major streets map has been included that illustrates the major streets as classified by the UDOT functional class map as well as all current inter-jurisdictional connections with Cedar Hills. The Planning Commission should review the proposed staff changes to transportation element and make any necessary adjustments prior to recommending amendments to the City Council.	
PREVIOUS LEGISLATIVE ACTION: Planning Commission last reviewed the Transportation Element of the General Plan in July 2025	
FISCAL IMPACT: N/A	
SUPPORTING DOCUMENTS: Proposed Cedar Hills General Plan Transportation Element	
RECOMMENDATION: To review the proposal and make a recommendation to the City Council	
MOTION: To recommend/not recommend the proposed amendments to the Transportation Element of the City of Cedar Hills General Plan to the City Council for adoption, subject to the following changes: {LIST ANY CHANGES RECOMMENDED}	

City of Cedar Hills • General Plan

TRANSPORTATION ELEMENT

I. Introduction

The street system is one of the most significant influences upon growth within a community. In a manner of speaking, the street system is the bloodstream” of the community. Accordingly, a well designed and adequate street system is essential to the safe and efficient development of the City.

The City’s street system serves four major functions:

- It provides a corridor for the circulation of goods and people into and within the community.
- It serves as the principle means of access to individual properties throughout the community.
- It serves as the primary location for the placement of culinary water mains and other public utility systems.
- It provides open space for light and air to adjoining properties.

II. Purpose of the Transportation Element

The purpose of the Cedar Hills Transportation Element is to create and maintain a transportation network that will help meet the transportation goals of the City and allow for adaptability for future needs. Cedar Hills has experienced only marginal residential growth over the last decade, while neighboring communities have experienced strong growth. This limited growth is due to the built-out nature of the City of Cedar Hills. As neighboring communities have grown, Cedar Hills has seen increased traffic into and through the City as people use the Cedar Hills commercial center or seek recreational opportunities in American Fork Canyon. Additionally, growth immediately adjacent to Cedar Hills has caused shifts in existing traffic patterns.

The primary purposes for preparing, adopting and implementing the Transportation Element are:

1. To provide a guide to community leaders, property owners and developers in making decisions regarding the location, width and alignment of new streets and the improvement of existing but inadequate streets.
2. To identify and make recommendations for the prevention and elimination of unsafe and/or inconvenient vehicular access conditions within the town.
3. To provide a technical basis for the adoption and enforcement of subdivision regulations.

III. Existing Conditions

Cedar Hills contains approximately 27 miles of public streets and roads. State and Federal designated highways account for about 4 miles with the remainder being classified as City streets.

1. Traffic Volumes

Traffic volumes for most City streets may be considered light. Traffic data is available only for State designated highways and certain major City streets. All measured traffic volumes are substantially less than design capacities. However, increased traffic through the SC-1 Zone, as development has occurred both within the SC-1 Zone and in adjacent areas, has created capacity issues that will need to be resolved in the coming years. These problems are most acute on the road segment of Cedar Hills Drive from North County Boulevard to 4700 West. Cedar Hills staff has coordinated efforts with traffic engineers to explore long-term solutions to the increasing traffic at this street segment. The solution that was presented was the realignment of the intersection at North County Boulevard and Cedar Hills Drive, as well as the creation of a roundabout at the 4700 West intersection of Cedar Hills Drive. While the major transportation network in the City will remain unchanged, ensuring that the existing road network is sufficient to meet the needs of the community is essential for long-term maintenance of acceptable levels of service.

2. Ownership of Street Right of Way

Most of the street rights-of-way within ~~the Town are owned by the City and Cedar Hills~~ have been acquired by dedication through the subdivision process or by gift. However, the City does maintain a significant number of streets which have become "public streets" through right-of-use. Such routes are typically the older routes which existed prior the incorporation of the community. While the public enjoys the right to use such routes public land records show that the title to the land occupied by the right-of-way of many of these older City streets is still held by the adjacent property owners.

Many of these streets were established in pioneer times to provide access to adjacent farmland and the right-of-way widths are often insufficient to meet the requirements of an urbanizing area. Obtaining formal title to all street right-of-way and the acquisition of additional right-of-way width for those streets which are presently too narrow is one of the elements of the Town's Major Street Plan implementation program.

IV. Design Standards and Criteria

1. Level of Service Criteria

The adequacy of a road system is determined by the capacity of its intersections to allow the movement of vehicles with minimal delay time. To facilitate the evaluation of the adequacy of intersections, highway planners have adopted "Level of Service" criteria. A summary of the criteria is shown on the following table:

Cedar Hills • General Plan

Table 4

LEVEL OF SERVICE CRITERIA FOR CITY INTERSECTIONS

LOS		Description of Traffic Conditions	Average Delay (seconds/vehicle)	
			Signalized Intersections	Unsignalized Intersections
A		Free Flow / Insignificant Delay	≤ 10	≤ 10
B		Stable Operations / Minimum Delays	> 10 to 20	> 10 to 15
C		Stable Operations / Acceptable Delays	> 20 to 35	> 15 to 25
D		Approaching Unstable Flows / Tolerable Delays	> 35 to 55	> 25 to 35
E		Unstable Operations / Significant Delays	> 55 to 80	> 35 to 50
F		Forced Flows / Unpredictable Flows / Excessive Delays	> 80	> 50

Source: Hales Engineering Descriptions, based on the *Highway Capacity Manual* (HCM) 6th Edition, 2016 Methodology (Transportation Research Board)

Experience suggests that there is little concern from motorists until such time as the conditions reach the Level of Service condition "C", and to the maximum extent possible the community should seek to preserve this standard throughout the community. When the level of service condition for an intersection falls below the "C" standard, the City should evaluate options to remediate the intersection to raise the level of service to an appropriate condition.

Capacity of Existing System

The capacity of an intersection is customarily a measure of the number of vehicles that may pass through the intersection in an hour (VPH). The following table gives volume levels which can be accommodated at four way stop controlled intersections under Level of Service conditions "C":

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Table 5

CAPACITY OF A TWO-BY-TWO LANE FOUR-WAY STOPCONTROLLED INTERSECTION FOR VARIOUS DEMAND SPLITS

Demand Split	Capacity* (VPH)
50/50	1,900
55/45	1,800
60/40	1,700
65/35	1,600
70/30	1,500

* Total capacity, all legs

V. Classification of Streets

All streets within the Town may be classified into one of three types or "functional classes", as follows:

1. Arterial streets

Arterial class streets are the major traffic routes. Their primary function is to facilitate the relatively large volume of traffic at high speed to and through the City. Existing Arterial class roads within the City consist of North County Boulevard and State Road 92; these designations are taken from the Utah Department of Transportation functional road classification map.

2. Collector Streets

The primary function of collector class streets is to carry local traffic to and from arterial streets and local traffic generators (schools, commercial areas, etc.), however, collector class streets also serve to provide access to abutting properties. The dual function of collector streets should be recognized and right-of-way widths should be sufficient to safely accommodate both functions. Existing collector streets include Cedar Hills Drive, Harvey Boulevard, and Canyon Road as major collector roads, and 4000 W as a minor collector road.

3. Neighborhood or Local Streets

The remaining streets are classified as Neighborhood or Local streets. The primary function of Local streets is to provide a means of access to abutting properties, usually residential or agricultural lands, and the location of utilities. Their use as a travel artery is strictly secondary and accordingly, the right-

of-way widths are customarily narrower than for collector and arterial streets and the necessity for continuous alignment of intersections is not as significant.

To accomplish the primary function, a Local class street system should be designed to **not** encourage its use for through travel of outside motorists. The use of "T" type intersections and curvilinear road alignments is common for minor street systems.

VI. Major Street Plan

The Major Street Plan for Cedar Hills consists of three major elements as follows:

1. A Street Plan Map for the City showing the general location of all existing and proposed Arterial and Collector streets and all Local streets which have been previously acquired by the Town or for which the location has been determined to be essential to the establishment of an adequate circulation system.

This map, when adopted, will serve as the major Street Plan for the Town of Cedar Hills and, together with this written document will constitute the streets element of the general plan provided for pursuant to Section 10-9a-302 of Utah Code.

2. Adopted standards showing the minimum street right-of-way widths and street cross-section standards for the various classes of roads within the Town.
3. A summary of specific improvements needing to be undertaken in order to eliminate evident deficiencies in the City's street system. This listing will serve as the bases for capital improvements program for streets.

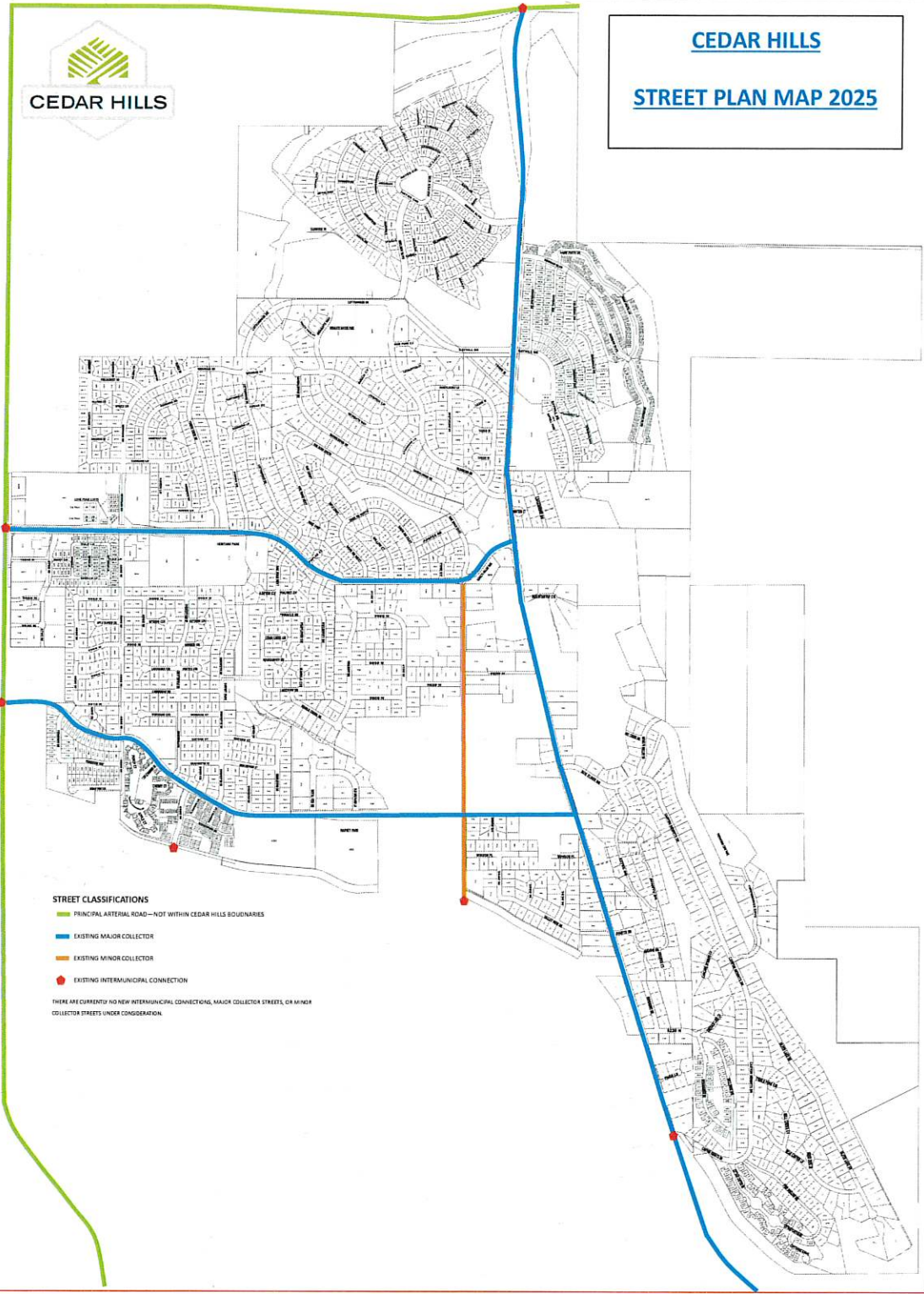
VII. Major Street Plan Map

The proper development of the Town requires the establishment of an overall street network which will provide safe and convenient circulation to both pedestrians and vehicles throughout all developed parts of the City. The Street Plan Map shows the location of all existing City streets and the general location of all proposed Arterial, Collector and significant or essential Local Streets. The Planning Commission has determined that the street network, as shown on this map, is sufficient to accommodate the ultimate development of the City for the area covered by the plan and further, that each of the streets and street segments identified on the plan represents a necessary and integral part of the City's street system.

The following table provides a summary of the general characteristics of each street class and identifies the general criteria used in designating the location of the streets shown on the Major Street Plan:



CEDAR HILLS
STREET PLAN MAP 2025



STREET CLASSIFICATIONS

- PRINCIPAL ARTERIAL ROAD—NOT WITHIN CEDAR HILLS BOUNDARIES
- EXISTING MAJOR COLLECTOR
- EXISTING MINOR COLLECTOR
- EXISTING INTERMUNICIPAL CONNECTION

THERE ARE CURRENTLY NO NEW INTERMUNICIPAL CONNECTIONS, MAJOR COLLECTOR STREETS, OR MINOR COLLECTOR STREETS UNDER CONSIDERATION.

Cedar Hills • General Plan

Table 6

CHARACTERISTICS OF STREET FUNCTIONAL CLASSES

ITEM	Functional Class			
	Primary Arterial	Secondary Arterial	Collector	Local
Average Trip Length	Over 3 miles	Over 1 mile	Under 1 mile	Under 1/4 mile
Average Travel Speed	40 mph	30-35 mph	20-30 mph	15-25 mph
Access Control	Partial to Full	Partial	Minor	Limited to Driveway Design
Spacing	2-3 miles	1 mile	1/4-1/3 mile	About 1/20 mile
Traffic Volume (ADT)	< 30,000	< 20,000	2,000-5,000	100-2,000
Traffic Control	Signalized Intersection 1,600-2,000 Feet	None to signals 1,300-1800 feet	Stop/yield signs on cross streets	Must stop or yield
Percentage of Total Street Mileage	5-15%	5-15%	5-10%	About 80%
Percentage of VMT	0-40%	40%-70%	10%-20%	5%-10%

VIII. Proposed Street Network

1. Arterial and Collector Streets

The Major Street System, consists of the designated Arterial and Collector Streets within the City. These streets provide the basic framework of the City's street system. Typically Arterial streets are provided on a frequency of approximately one mile and are one mile or longer in length. Because these streets function as the main access to and from Cedar Hills, they account for the major portion of the total vehicle miles traveled within the community. Collector or feeder streets serve as the essential link between residential areas and arterial routes. They are typically more closely spaced, 1/4 to 1/3 mile apart, and carry substantially less traffic than arterial streets.

The spacing of the Collector streets is essential to the development of an adequate street system. If properly located and linked to other collector streets and arterial routes, the collector street system will

facilitate the dispersal of traffic generated (usually 10 to 12 vehicle trips each day per dwelling) and avoid the concentration of traffic on a few routes. At present, Cedar Hills Drive and Harvey Boulevard serve as the major east-west collector streets within the community. As development continues and transportation demand increases, traffic will continue to concentrate on these routes. To avoid drops in the levels of service for City collector streets and for adjacent intersections, the City should monitor these intersections and track service levels over time.

Because of the necessity for maintaining the integrity of the Major Street system the Planning Commission and Council should be very reluctant to entertain and requests for deletion of street segments as shown on the Major Street Plan or to allow significant shifts in alignment which require right angle turns. Additionally, subdivision proposals coming before the town which include some portion of the major street network should incorporate the street in the location shown on the Plan.

2. Neighborhood (local) Streets

As noted earlier, the primary function of Neighborhood or Local streets is to provide a means of access to adjacent properties. Because Local streets are not intended to move large volumes of traffic there is more flexibility in the design and location of the Local Street system. However, the Local Street network should be fully compatible and consistent with the Major Street system. Also, to ensure adequate circulation within residential neighborhood areas the Planning Commission and council should insist that subdivision designs make adequate provision the extension of Local streets into adjacent undeveloped properties.

IX. Street Right-of-Way Standards

The recommended right-of-way of a street should be sufficiently wide to allow for: (1) a paved travel surface of sufficient width to allow the movement of vehicles with safe passing margins, (2) an adequate sidewalk for pedestrian use and (3) space for on-street parking and the deposition of excess snow during the winter months. The City will review and update street right-of-way standards to maintain best practices and comply with industry standards.

X. Intermunicipal and Unincorporated County Street Connections

The City will seek to limit intermunicipal and unincorporated county street connections to the approved connections identified on the Cedar Hills Transportation Master Plan. The policy of the Cedar Hills is to ensure that street connections to other municipalities, unincorporated county, or other areas outside the City boundaries are compatible with the goals and policies of the General Plan.

XI. Non-Motorized, Intermodal Transportation

During 1995, the Cedar Hills Non Motorized Trails Master Plan was adopted by the Cedar Hills Town Council. It was produced for decision makers and advisory boards, such as the Planning Commission, the City Council, Mayor, recreation oriented task forces, residents, Home Owners Associations and trail oriented groups. The Trails Master Plan is intended to facilitate the development of not only a recreational amenity, but also an alternative transportation system for all non-motorized forms of transportation. The plan is primarily a document for planning and securing a city-wide trail system and should be referred to for specifics regarding trail planning, acquisition and development.

The trails master plan includes a map and text document which is divided into three sections and several appendices including: *Objectives and Policy Section*, *Trail Construction and Standards Section* and a *Maintenance and Operation Section*. Appendices include: *Public Input*, *Construction Standards Drawings*, *Sign Standards Drawings* and *Federal Highway Administration Traffic Control For Bicycle Facilities*. The City Planning Staff is responsible for interpreting the master plan document and map.

1. Assumptions

Cedar Hills trail use has increased dramatically in recent years. As The City of Cedar Hills grows and new development occurs, there will be an increasing demand for multi-use trails to provide safe access for children commuting to schools, provide/retain recreational opportunities, and create an alternative transportation system to lessen the impacts of development and convert motorized trips to non-motorized trips.

There is a desire in the community to better identify and preserve existing trails, and strong support for trail development. The Utah County Trails Coalition, The United States Forest Service, Mountainland Association of Governments, the Bonneville Rim Trail Association and other groups have expressed an interest in developing joint utility, fire access, and trail corridors.

2. Objectives

1. To provide the following benefits and opportunities to the Cedar Hills Community:

- a. Improve the general quality of life in the community.
- b. Provide a more aesthetic and multiple-use experience than traditional sidewalks.
- c. Provide non-motorized routes for pedestrians, equestrians, and bicyclists.
- d. Provide handicap access in portions where access is appropriate and reasonable.
- e. Anticipate and design an interconnecting trail system.
- f. Preserve access to existing trails within and outside of the city limits.
- g. Tie to present and future trails in Utah County and surrounding areas.
- h. Provide trail diversity. Various user activities include: hiking, walking, bicycling, jogging, roller blade, horseback riding, etc. The trail system should accommodate these multiple uses and users.
- i. Consider school bus stops when developing the trails master plan map with the objective of developing improved pedestrian access to these areas.
- j. Connect important open space and recreation oriented landscape parcels.

3. Policy

The Cedar Hills City Council will direct the Planning Commission and planning staff to update and amend, implement, and administer this element of the general plan. The Planning Commission and planning staff shall interpret the Non-Motorized Trail Plan and map. Any subdivision of property must consult the Non-Motorized trail Plan and address applicable trail alignments. In all existing areas of the community

efforts, including financial support, will be made to develop the trails found in the Non-Motorized Trail Plan. Further, it is the intention of Cedar Hills to impose impact fees on future development to aid in trail development.

4. Non-Motorized Trail Location

The Parks and Trails Map indicates the location of proposed trails within Cedar Hills Town. A more precise description of the location and type of trail can be found in the Non-Motorized Trail Plan.



CEDAR HILLS

STREET CLASSIFICATIONS

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