

## TC 10 Request for Information

generated by Dave Helmericks

Project Manager

Yavapai- Apache Nation

RFI #

001

Date

12-19-25

From

YANTH

To

SEFTON ERS

Question

Please Review Email From M&G Dated 12/18/2025  
1) PLEASE Review/Revised KEYNOTE [1]  
DETAIL 324CV-1 C-33

2) Please CLARIFY KEYNOTE [2] DETAIL 341 C-31

Answer

1) KEY NOTE [1] DETAIL 324CV-1 ON C-33  
DELETE FROM SERVICES

2) WATER MAIN IS C 900  
SERVICE LINES ARE 1" PER TO HOME  
3/4 STUBS FOR LAND SLASH

## Charles Helmericks

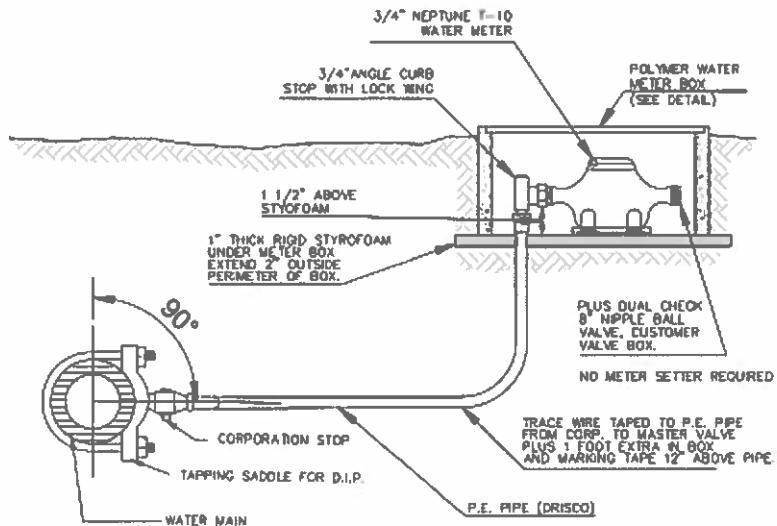
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**From:** Blaze Petska <blaze@mcdonaldbrosaz.com>  
**Sent:** Friday, December 19, 2025 9:51 AM  
**To:** Charles Helmericks; Sharie Benson  
**Subject:** Tax Credit 10 Water Service Detail

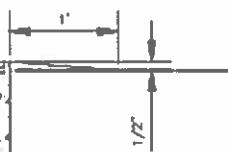
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Dave/Sharie,

The water service details being called out for the TC10 project are not consistent with what we normally see for a domestic water service nor do they match what was required on TC8 and TC9 water services. Note 1 calls for a backflow prevention device per detail 324CV-1. This is not necessary for a domestic water service and is not what was required/installed on TC8 or TC9 (TC8 and TC9 had pressure reducing valves and check valves in each water service). Note 2 calls for 1" c900 which does not exist. 1" pipe is also probably overkill. Most domestic water services are  $\frac{3}{4}$ " unless it's a very large house. I would consider reaching out to Sefton to provide an updated water service detail that is consistent with what was required on TC8 and TC9. Or release an addendum yourselves with the water service details used on TC8/TC9. The way the plans are now I feel that the pricing is going to vary drastically from contractor to contractor and you are not going to get what you actually need. I added picture below of the water service detail used on TC8/TC9. Please call with any questions or concerns.



METER BOX TO BE 1/2" ABOVE PAVED OR CONCRETE SURFACE.  
TAPER TO FINISH GRADE FROM TOP OF BOX WITHIN 1 FOOT.



3 bolts

METER BOX TO BE 2" ABOVE NATURAL GRADE SURFACE.  
TAPER SOIL FROM TOP OF BOX TO EXISTING WITHIN 2 FEET.



NOTES

1. ALL MATERIALS TO BE SUPPLIED BY THE COMPANY.

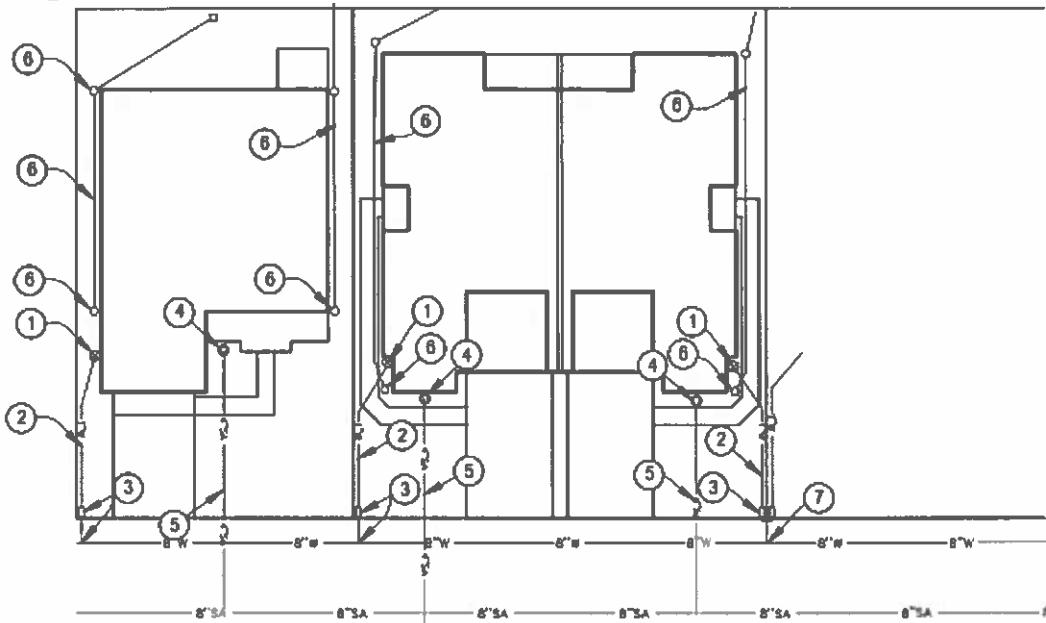
**3/4" AND 1" WATER SERVICE CONNECTION**

NOT TO SCALE

1. INSTALL BACKFLOW PREVENTOR & CHECK VALVE
2. INSTALL 3/4" WATER SERVICE LINE
3. INSTALL 3/4" WATER SERVICE CONNECTION WITH METER BOX PER DETAILS ON SHEET C-25
4. INSTALL TWO WAY CLEANOUT PER MAG STD. DETAIL 440-2
5. INSTALL SCH. 40 PVC 4" SEWER SERVICE LINE
6. CONNECT ALL BUILDING DOWNSPOUTS TO 4" SCH40 PVC ROOF DRAINS. DRAINS ON INTERIOR LOTS SHALL CONNECT TO YARD DRAINS. PERIMETER LOTS TO DRAIN TO DAYLIGHT.
7. INSTALL 1" WATER SERVICE CONNECTION TO DUEL SERVICE METERS

**NOTE:**

1. GENERAL CONTRACTOR TO STUB OUT UTILITIES 1-Ft WITHIN EACH PROPERTY AND MARK
2. UTILITY STUB-OUT TO BE MARKED W/ 12" #4 REBAR TIED TO END OF UTILITY W/ 2X4 WHICH WILL EXTEND FROM PIPE INVERT TO 12" ABOVE FINISHED GRADE PAINTED ALL SIDES WITH UTILITY COLOR. GREEN FOR SEWER, BLUE FOR WATER AND RED FOR APS. PIPES ALSO TO HAVE TRACER WIRE AND MARKING TAPE.



Thanks,

Blaze Petska  
 McDonald Bros. Construction Inc.  
 Office: 928-567-3539  
 Cell: 928-925-3553



**Date:** 12/22/2025 11:44 AM

**Type:** Request for Information

**RFI #:** 140701W-2501

**Project:** 140701W ~TC-10

**Title:** 1st RFI for contractors

**Status:** Received

**Ref. Change Order:**

**To:** Charles (David) Helmericks (Yavapai - Apache Nation Tribal Housing)  
Sharie Benson (Yavapai - Apache Nation Tribal Housing)  
Timothy Huskett (Sefton Engineering Consultants)

**CC:** Timothy Huskett

**From:** Luke Sefton

**Plan Sheet #:** TC # 10 all sheets

**Response Received:** 12/22/2025

**Information Requested:** Water Main Type, Service line type, backflow preventors,

**Area In Question:** Water Main Type, Service Line type, and backflow preventors.

**Response:** The water main is to be C900.

The service lines are to be 1" pex to the house, with a 3/4 stub out for landscaping.

The Pressure reducer will be installed inside the home by the plumbing contractor and not part of the civil plans.

**Notes:**

**RFI 1 for Contractors questions**

Waterline, service line, and reducer locations

12/22/2025 11:53 AM Luke Sefton