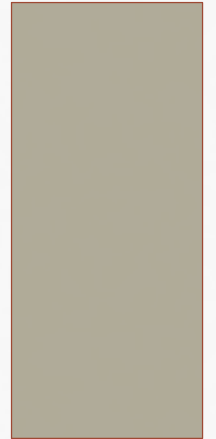


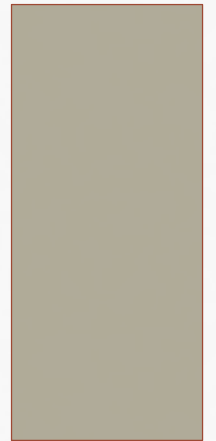
MIDWAY CITY PLANNING COMMISSION MEETING

JANUARY 8, 2019



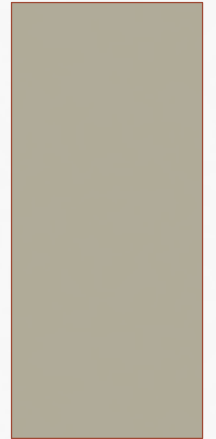
PLANNING COMMISSION MINUTES

DECEMBER 11, 2018



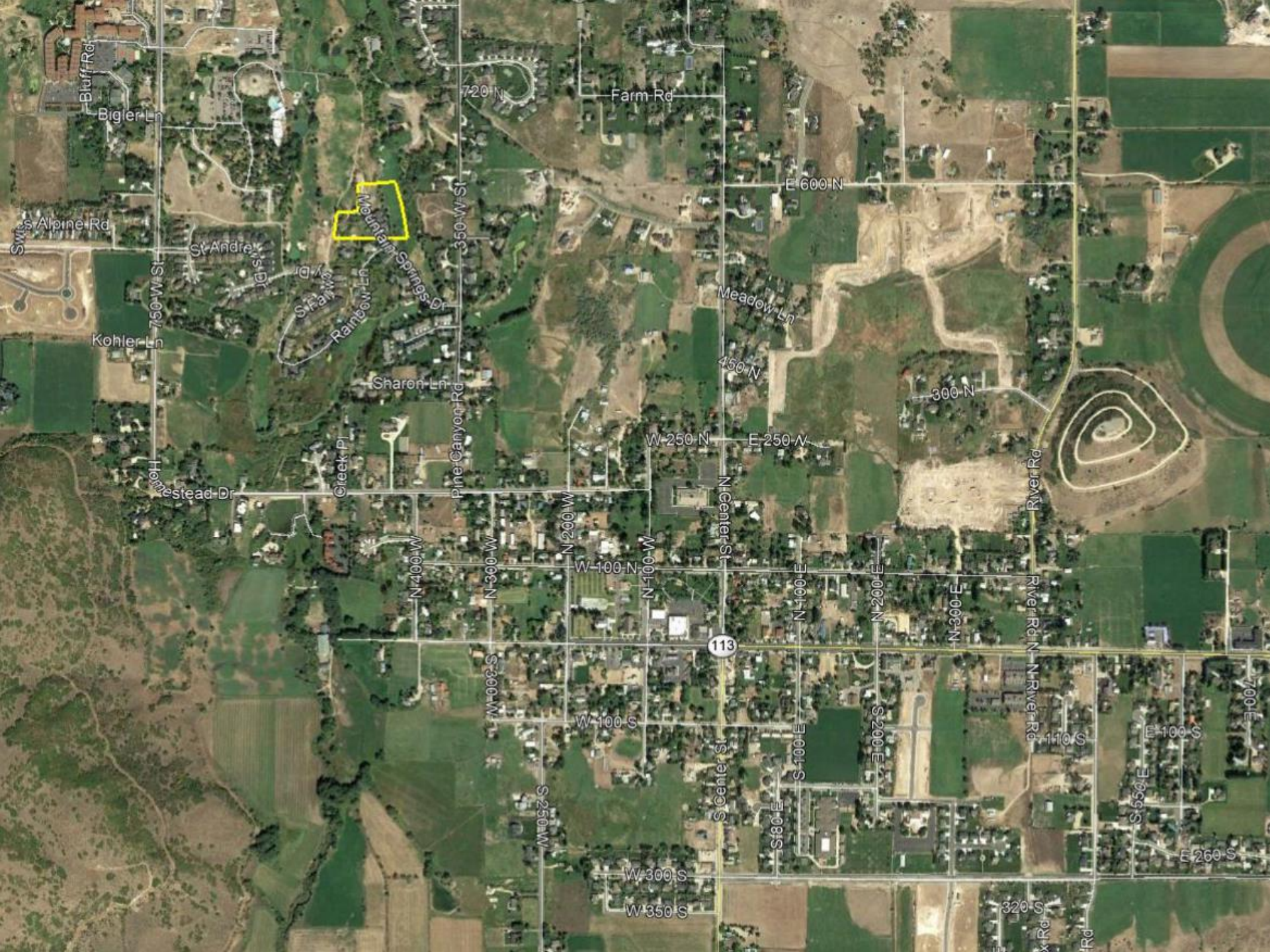
SWISS CREEK PUD

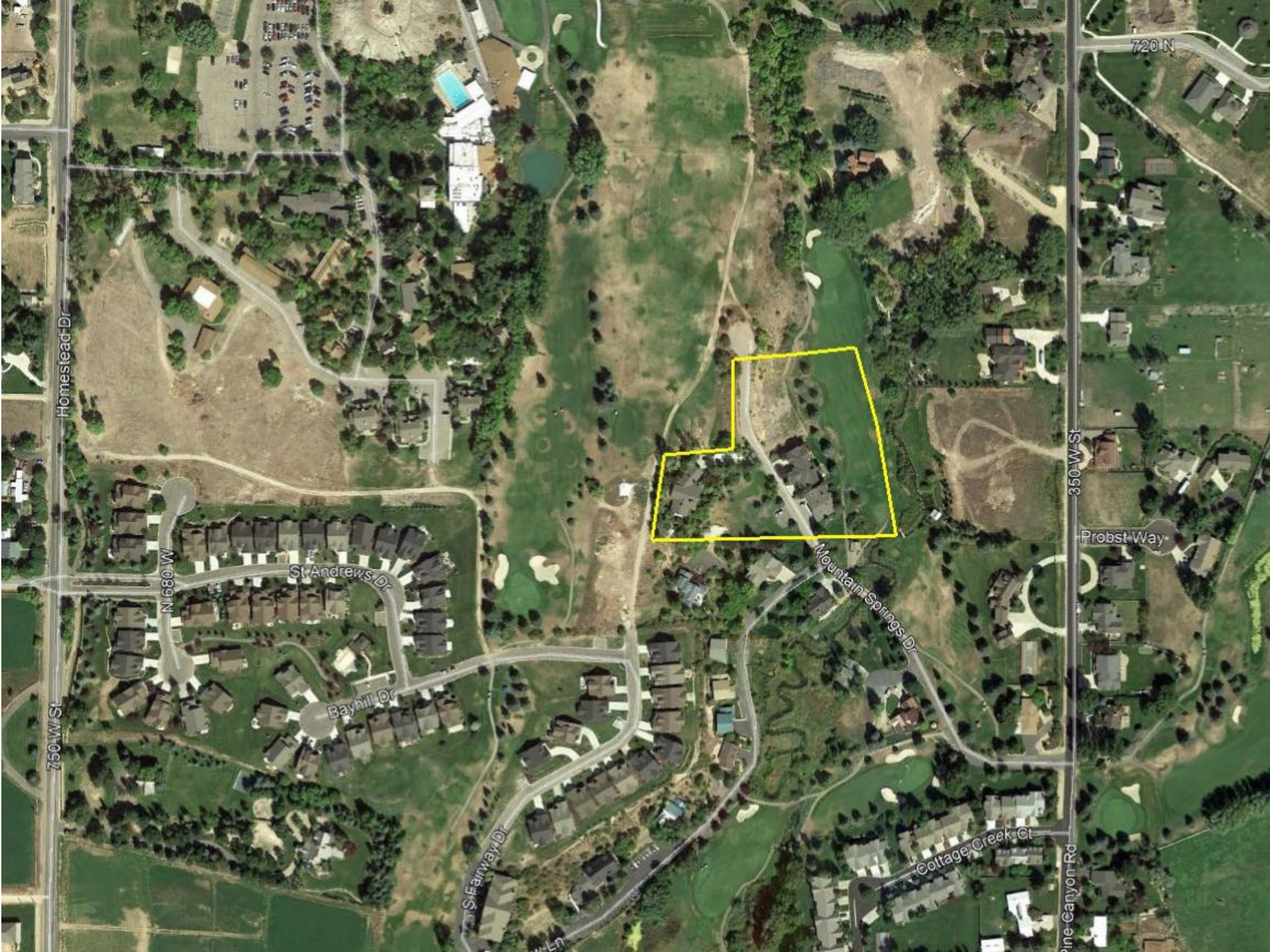
PLAT AMENDMENT



LAND USE SUMMARY

- 3.9 acres
- 14 potential dwellings
 - 12 pads
 - 4 tri-plex buildings
 - 2 lots
- Proposed amendment would reduce density from 14 to 11
- Additional visitor parking will be added





Homeslead Dr

750 W St

N 680 W

St Andrews Dr

Bayhill Dr

S Fairway Dr

Mountain Springs Dr

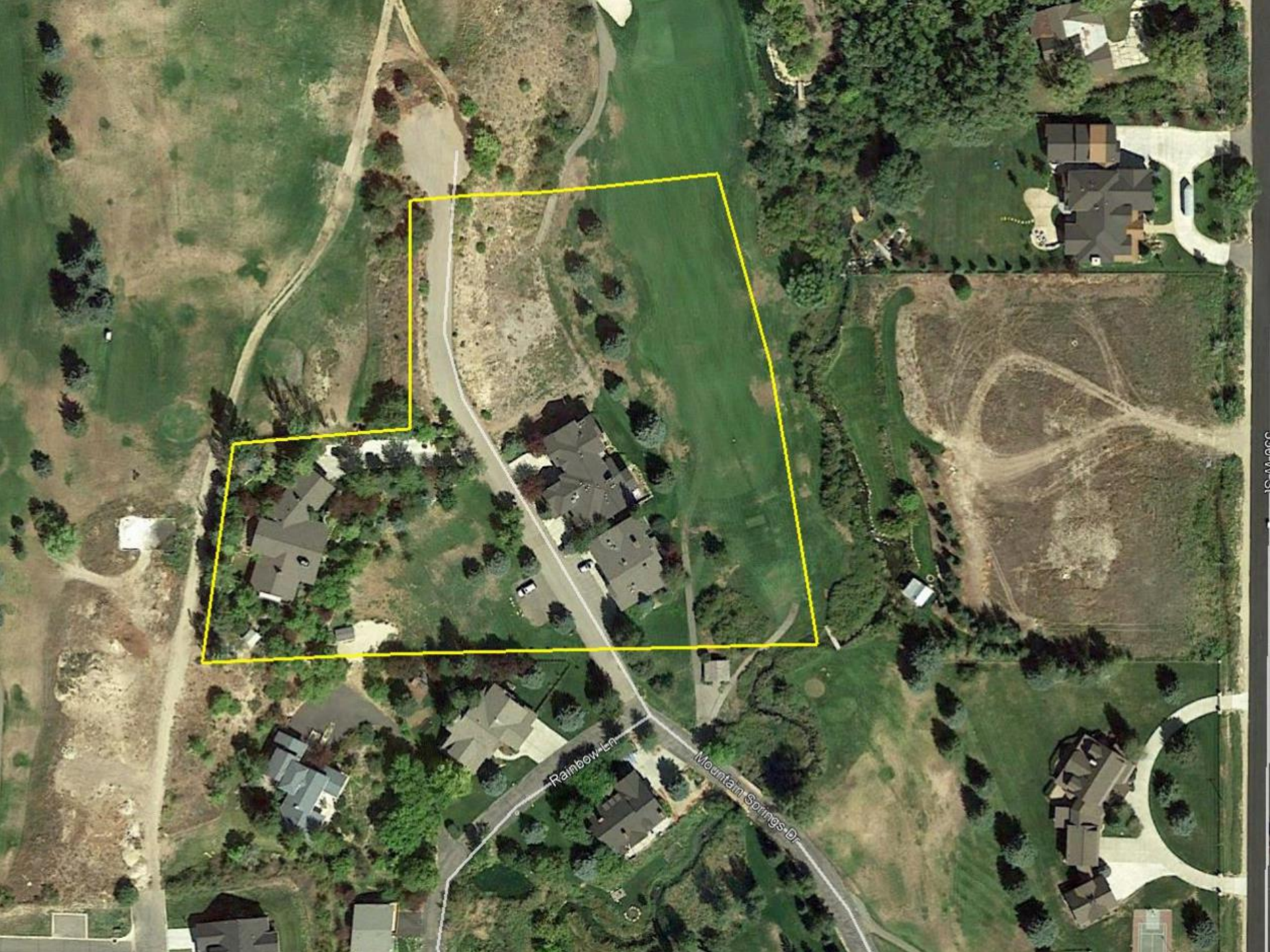
Cottage Creek Ct

Pine Canyon Rd

350 W St

Probst Way

720 N



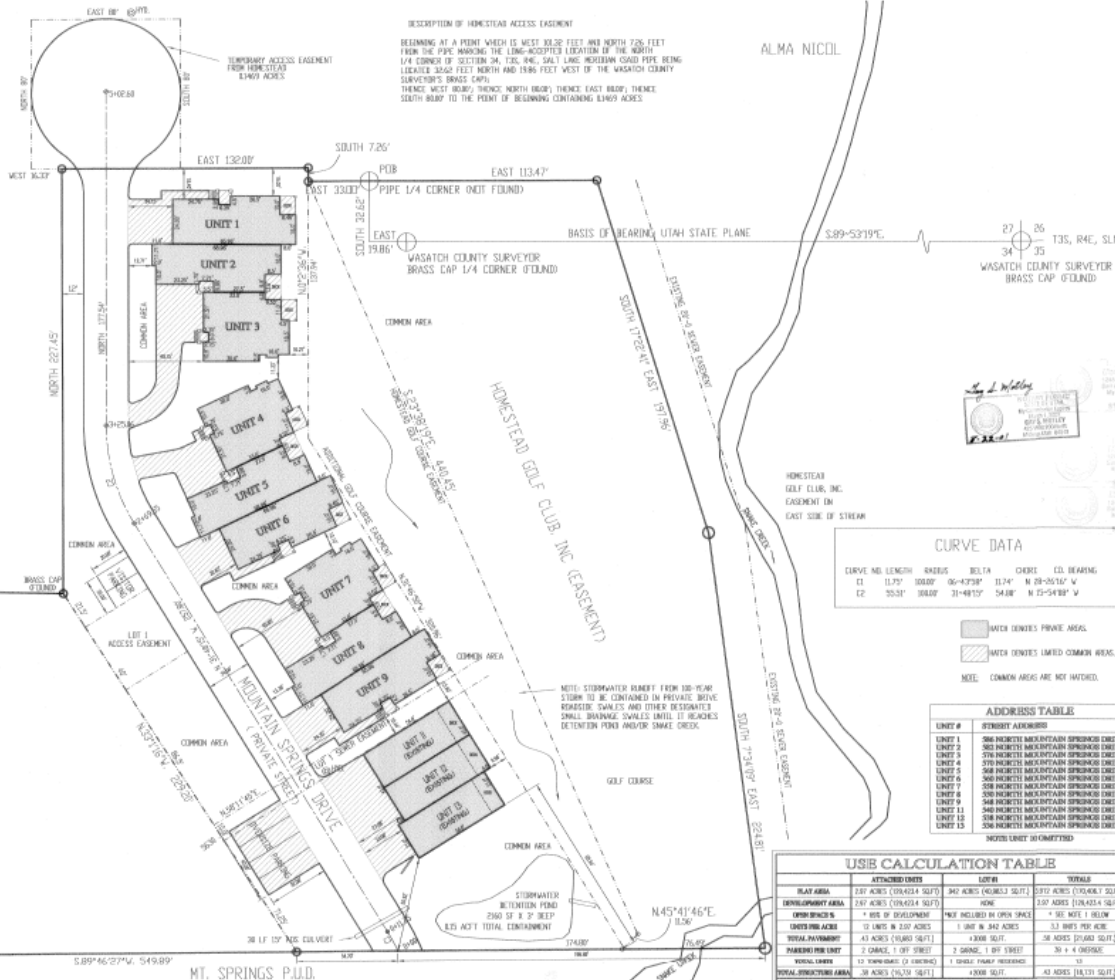
SWISS CREEK P.U.D. PLAT "A" 2nd AMENDMENT PART OF THE NORTH 1/2 OF THE NORTH 1/2 OF SECTION 34, T. 3 S., R. 4 E. SLB&M



SCALE: 1"=30'-0"

HOMESTEAD GOLF COURSE

LOT 1
942 ACRES



CURVE DATA

CURVE NO.	LENGTH	ARCUS	BELTA	CHORD	CO. BEARING
E1	11.75'	100.00'	06°43'58"	11.24'	N 29°55'15" W
E2	55.52'	100.00'	31°48'15"	54.08'	N 25°54'48" W

NOTE: COMMON AREAS ARE NOT HATCHED.

ADDRESS TABLE

UNIT #	STREET ADDRESS
UNIT 1	500 HOMESTEAD MOUNTAIN SPRINGS DRIVE
UNIT 2	500 HOMESTEAD MOUNTAIN SPRINGS DRIVE
UNIT 3	500 HOMESTEAD MOUNTAIN SPRINGS DRIVE
UNIT 4	500 HOMESTEAD MOUNTAIN SPRINGS DRIVE
UNIT 5	500 HOMESTEAD MOUNTAIN SPRINGS DRIVE
UNIT 6	500 HOMESTEAD MOUNTAIN SPRINGS DRIVE
UNIT 7	500 HOMESTEAD MOUNTAIN SPRINGS DRIVE
UNIT 8	500 HOMESTEAD MOUNTAIN SPRINGS DRIVE
UNIT 9	500 HOMESTEAD MOUNTAIN SPRINGS DRIVE
UNIT 10	500 HOMESTEAD MOUNTAIN SPRINGS DRIVE
UNIT 11	500 HOMESTEAD MOUNTAIN SPRINGS DRIVE
UNIT 12	500 HOMESTEAD MOUNTAIN SPRINGS DRIVE
UNIT 13	500 HOMESTEAD MOUNTAIN SPRINGS DRIVE

USE CALCULATION TABLE

BLAT AREA	ATTACHED UNITS	LOT #	TOTALS
BLAT AREA	500 ACRES (CONV. 500)	500 ACRES (CONV. 500)	500 ACRES (CONV. 500)
DEVELOPMENT AREA	500 ACRES (CONV. 500)	500 ACRES (CONV. 500)	500 ACRES (CONV. 500)
UNITS PER ACRE	1 UNIT IN 2.00 ACRES	1 UNIT IN 2.00 ACRES	1 UNIT IN 2.00 ACRES
UNITS PER ACRE	1 UNIT IN 2.00 ACRES	1 UNIT IN 2.00 ACRES	1 UNIT IN 2.00 ACRES
TOTAL UNITS	250 UNITS	250 UNITS	250 UNITS
TOTAL UNITS	250 UNITS	250 UNITS	250 UNITS

NOTE: (1) LOT # IS CIRCLED AS (1) SINCE ONLY RESIDENCE AND IS NOT INCLUDED IN OPEN SPACE CALCULATIONS.
NOTE: (2) A RESIDENCE CANNOT BE CONSIDERED WITHIN A COMMON PARKING SPACE, SINCE MOST USE OVERSEEN PARKING LOCATED AT ENTRANCE OF DEVELOPMENT.
NOTE: (3) ALL COMMON AREAS TO BE PUBLIC TRAIL RIGHT-OF-WAY.

SURVEYOR'S CERTIFICATE

I, ROBERT A. JOHNSON, BE HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR AND THAT THIS CERTIFICATE IS VALID AS PRESENTED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY ON AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED HEREIN, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS, BLOCKS, STREETS, AND EASEMENTS AND THE SAME HAVE BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT AND THAT THIS PLAT IS TRUE AND CORRECT.

BOUNDARY DESCRIPTION

BEGINNING AT THE P.P.C. MARKING THE LONG ACCEPTED LOCATION OF THE NORTH 1/4 CORNER OF SECTION 34, T3S, R4E, SLM; LAND MARK: MOUNTAIN SPRING PIPE BORE LOCATED ABOUT 100 FEET NORTH AND 700 FEET WEST OF THE WASATCH COUNTY SURVEYOR'S BRASS CAPS;

COURSE	DISTANCE	BEARINGS
EAST	113.47'	TO A BRASS EASEMENT LINE
N 10°24'44" E	27.24'	ALONG SAID EASEMENT
S 7°24'50" E	20.48'	ALONG SAID EASEMENT
S 8°48'42" W	24.87'	ALONG SAID EASEMENT
N 10°24'44" E	19.42'	ALONG SAID EASEMENT
N 10°24'44" E	22.42'	ALONG SAID EASEMENT
EAST	12.00'	TO A BRASS EASEMENT LINE
S 10°24'44" E	24.87'	ALONG SAID EASEMENT
EAST	12.00'	TO A BRASS EASEMENT LINE

CONTAINING SAID BRASS MARKS ON LESS

MAY 19, 2011
DATE
Robert A. Johnson
SURVEYOR (SEE SEAL BEHIND)

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, ALL OF THE UNDERSIGNED OWNERS OF ALL OF THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE HEREON AND SHOWN ON THIS MAP, HAVE CHARGED THE SAME TO BE SUBDIVIDED INTO LOTS, BLOCKS, STREETS AND EASEMENTS AND SO HEREBY DEDICATE THE TRACTS AND OTHER COMMON AREAS AS INDICATED HEREON FOR PERPETUAL USE OF THE PUBLIC.

IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HANDS THIS
DAY OF
A.D. 2011

DAVID JOHNSON - MANAGING PARTNER OF SWISS CREEK PROPERTIES, L.L.C.
ALAN BROWN - OWNER, LOT #1

MURRAY C. HANLEY - UNIT #10
L.A. PROPERTIES, L.P. - UNIT #12
RON P. LARSEN - UNIT #13

IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HANDS THIS
DAY OF
A.D. 2011

ACKNOWLEDGEMENT

STATE OF UTAH }
COUNTY OF WASATCH }
I, _____, DAY OF _____, A.D. 2011, PERSONALLY APPEARED BEFORE ME, THE
SIGNER OF THE FOREGOING DECLARATION WHO DULY ACKNOWLEDGED TO ME THAT THEY DULY
EXECUTED THE SAME.

MY COMMISSION EXPIRES _____ NOTARY PUBLIC (SEE SEAL BEHIND)

ACCEPTANCE BY MIDWAY CITY

THE _____ OF _____, COUNTY OF WASATCH, STATE OF UTAH, DO HEREBY ACCEPT AND DEDICATE ALL
STREETS, EASEMENTS, AND OTHER PARCELS OF LAND INTENDED FOR PUBLIC PURPOSES FOR THE
PERPETUAL USE OF THE PUBLIC. THIS _____ DAY OF _____, A.D. 2011.

NOTARIES: _____ ALICE: _____
DEEN-ANDERSON (SEE SEAL BEHIND)

NOTARIES: _____ ALICE: _____
DEEN-ANDERSON (SEE SEAL BEHIND)

PLANNING COMMISSION APPROVAL

APPROVED THIS _____ DAY OF _____, A.D. 2011, BY THE
PLANNING COMMISSION
DIRECTOR/SECRETARY _____

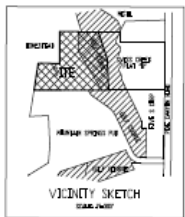
SWISS CREEK P.U.D.

PLAT "A" 2nd AMENDMENT
SUBDIVISION MIDWAY CITY, WASATCH COUNTY STATE OF UTAH
SCALE: 1"=30'

BASIS OF BEARING IS S 89°53'19" E



PREPARED BY:	PLANNING COMMISSION APPROVAL	HEALTH DEPARTMENT APPROVAL	SANITATION DISTRICT APPROVAL	MIDWAY IRRIGATION DISTRICT	MIDWAY CITY APPROVAL	MIDWAY WATER ADVISORY BOARD
LAND DESIGN 1044 WEST 42ND NORTH SUITE 110-B WEST VALLEY CITY, UT 84118 (201) 840-0500	APPROVED THIS 18th DAY OF MAY, 2011, BY THE MIDWAY CITY PLANNING COMMISSION [Signature]	APPROVED THIS 18th DAY OF MAY, 2011, BY THE HEALTH DEPARTMENT [Signature]	APPROVED THIS 18th DAY OF MAY, 2011, BY THE SANITATION DISTRICT [Signature]	APPROVED THIS 18th DAY OF MAY, 2011, BY THE MIDWAY IRRIGATION DISTRICT [Signature]	APPROVED THIS 18th DAY OF MAY, 2011, BY THE MIDWAY CITY APPROVAL [Signature]	APPROVED THIS 18th DAY OF MAY, 2011, BY THE MIDWAY WATER ADVISORY BOARD [Signature]



NORTH
SCALE 1" = 30'

HOMESTEAD GOLF COURSE

LOT 1
0.972 ACRES

HOMESTEAD GOLF COURSE

SWISS CREEK P.U.D. PLAT "A" 3RD AMENDMENT PART OF THE NORTH 1/2 OF THE NORTH 1/2 OF SECTION 34, T. 3 S., R. 4 E. SLM&M

DESCRIPTION OF HOMESTEAD ACCESS EASEMENT

BEING AS A POINT WHICH IS WEST 100 FEET AND NORTH 100 FEET FROM THE POINT MARKING THE LOW-HIGH POINT LOCATION OF THE NORTH 1/4 CORNER OF SECTION 34, T. 3 S., R. 4 E. SLM&M, THE POINT BEING LOCATED 300 FEET NORTH AND 100 FEET WEST OF THE WASATCH COUNTY SURVEYOR'S BRASS CAP. THEREAFTER WEST 100 FEET NORTH 100 FEET EAST 100 FEET NORTH 100 FEET TO THE POINT OF BEGINNING CONTAINING QUARTER ACRES.

ALMA NICOL

	NORTHING	EASTING
A	796935.39	200593.63
B	796977.28	200593.63
C	797024.27	200593.63
D	797071.26	200593.63
E	797118.25	200593.63
F	797165.24	200593.63

SURVEYOR'S CERTIFICATE
IN ACCORDANCE WITH SECTION 34-2-103 OF THE UTAH CODE, I, TROY L. TAYLOR, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR HOLDING LICENSE NUMBER 68043 IN ACCORDANCE WITH TITLE 58, CHAPTER 20, OF THE UTAH CODE, AND I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THE PLAT IN ACCORDANCE WITH SECTION 34-2-103-1 OF THE UTAH CODE, AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS INDICATED ON THE PLAT.

DATE: _____ SURVEYOR: (SEE SEAL) _____

BOUNDARY DESCRIPTION

BEING AT THE POINT MARKING THE LOW-HIGH POINT LOCATION OF THE NORTH 1/4 CORNER OF SECTION 34, T. 3 S., R. 4 E. SLM&M, THE POINT BEING LOCATED 300 FEET NORTH AND 100 FEET WEST OF THE WASATCH COUNTY SURVEYOR'S BRASS CAP.

THENCE EAST 100 FEET TO A POINT MARKING THE LOW-HIGH POINT LOCATION OF THE NORTH 1/4 CORNER OF SECTION 34, T. 3 S., R. 4 E. SLM&M, THE POINT BEING LOCATED 300 FEET NORTH AND 100 FEET WEST OF THE WASATCH COUNTY SURVEYOR'S BRASS CAP. THEREAFTER WEST 100 FEET NORTH 100 FEET EAST 100 FEET NORTH 100 FEET TO THE POINT OF BEGINNING CONTAINING QUARTER ACRES.

AREA 1.972 ACRES, MORE OR LESS.

BASES OF BEARING UTAH STATE PLANE.

RESERVATION OF COMMON AREA

THE OWNER HAS DESIGNATED HEREIN CERTAIN COMMON AREAS INTENDED FOR THE USE BY THE OWNERS, THEIR GUESTS AND INVITEES, AND AREA HEREBY RESERVED FOR THEIR COMMON USE AND ENJOYMENT AS PROVIDED IN THE DECLARATION OF COVENANTS AND RESTRICTIONS OF THE SWISS CREEK P.U.D.

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED OWNERS OF THE PROPERTY DESCRIBED HEREIN HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO PRIVATE AREAS, PRIVATE STREETS AND DRIVES, EASEMENTS, LIMITED COMMON, AND COMMON AREA AND IN ACCORDANCE WITH THE TERMS AND CONDITIONS OF THE DECLARATION HEREBY DEDICATE THOSE AREAS LABELED AS PRIVATE STREETS AND DRIVES, EASEMENTS, LIMITED COMMON, AND COMMON AREA FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES AND EMERGENCY VEHICLE ACCESS.

DATED THIS _____ DAY OF _____, A.D. 20____

BY: _____

ACKNOWLEDGMENT

STATE OF UTAH _____

COUNTY OF WASATCH _____

ON THE _____ DAY OF _____, A.D. 20____, PERSONALLY APPEARED BEFORE ME _____, WHO HAS BEEN DULY QUALIFIED TO TAKE THE SAME IN THE CAPACITY DESCRIBED.

MY COMMISSION EXPIRES _____

NOTARY PUBLIC _____

ACCEPTANCE BY MIDWAY CITY

THE CITY COUNCIL OF MIDWAY CITY, WASATCH COUNTY, STATE OF UTAH, HEREBY APPROVES THIS PLANNED UNIT DEVELOPMENT AND ACCEPTS THE DEDICATION OF EASEMENTS AND PUBLIC RIGHTS-OF-WAY HEREON SHOWN.

THIS _____ DAY OF _____, A.D. 20____

APPROVED: _____ ATTEST: _____

APPROVED: _____ ATTEST: _____

APPROVED: _____ ATTEST: _____

APPROVED: _____ ATTEST: _____

PLANNING COMMISSION APPROVAL

APPROVED THIS _____ DAY OF _____, A.D. 20____, BY THE _____

PLANNING COMMISSION _____

PLANNING DIRECTOR _____ CHAIRMAN, PLANNING COMMISSION _____

SWISS CREEK P.U.D. PLAT "A" 3RD AMENDMENT

LOCATED IN THE NE 1/4 AND NW 1/4 OF SECTION 34 AND

THE SW 1/4 OF SECTION 35, T. 3 S., R. 4 E. SLM

LOCATED IN _____ COUNTY, UTAH COUNTY, STATE OF UTAH

SCALE 1" = 30' FEET

DATE OF SURVEY: OCT 2025

LEGEND

- PRIVATE AREAS (0.44 ACRES)
- LIMITED COMMON AREAS (0.25 ACRES)
- COMMON AREAS (0.32 ACRES)
- 0.96 ACRES IN GOLF COURSE EASEMENT

NOTE: ALL COMMON AREA IS A PUBLIC UTILITY EASEMENT

CURVE DATA

CURVE NO.	LENGTH	RADIUS	DELTA	CHORD	CHORD BEARING
1	100.00	100.00	90.00	141.42	N 45.00° E
2	100.00	100.00	90.00	141.42	N 45.00° E

ADDRESS TABLE

UNIT	ADDRESS
1	300 NORTH MOUNTAIN SPRINGS DRIVE
2	305 NORTH MOUNTAIN SPRINGS DRIVE
3	310 NORTH MOUNTAIN SPRINGS DRIVE
4	315 NORTH MOUNTAIN SPRINGS DRIVE
5	320 NORTH MOUNTAIN SPRINGS DRIVE
6	325 NORTH MOUNTAIN SPRINGS DRIVE
7	330 NORTH MOUNTAIN SPRINGS DRIVE
8	335 NORTH MOUNTAIN SPRINGS DRIVE
9	340 NORTH MOUNTAIN SPRINGS DRIVE
10	345 NORTH MOUNTAIN SPRINGS DRIVE
11	350 NORTH MOUNTAIN SPRINGS DRIVE
12	355 NORTH MOUNTAIN SPRINGS DRIVE
13	360 NORTH MOUNTAIN SPRINGS DRIVE

DATE: _____

MIDWAY DEDICATION COMPANY

DATE: _____

MIDWAY SUBDIVISION DISTRICT

COUNTY RECORDER

COUNTY SURVEYOR'S CERTIFICATE

APPROVED AS TO FORM ON THIS

DAY OF _____, 20____

FOR: _____

COUNTY SURVEYOR: _____

SURVEYOR:
TROY L. TAYLOR, PLS.
CORY SANDERS ASSOCIATES
300 SOUTH 1000 GRAMM AVE
SALT LAKE CITY, UT 84143
PHONE (801) 564-4052

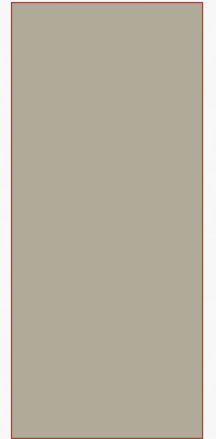
DATE OF SURVEY: OCT 2025

PROPOSED FINDINGS

- The proposed amendment will decrease the density by three units
- The open space in the PUD will remain the same
- More visitor parking will be added with this amendment
- No public street, right-of-way, or easement will be vacated or altered

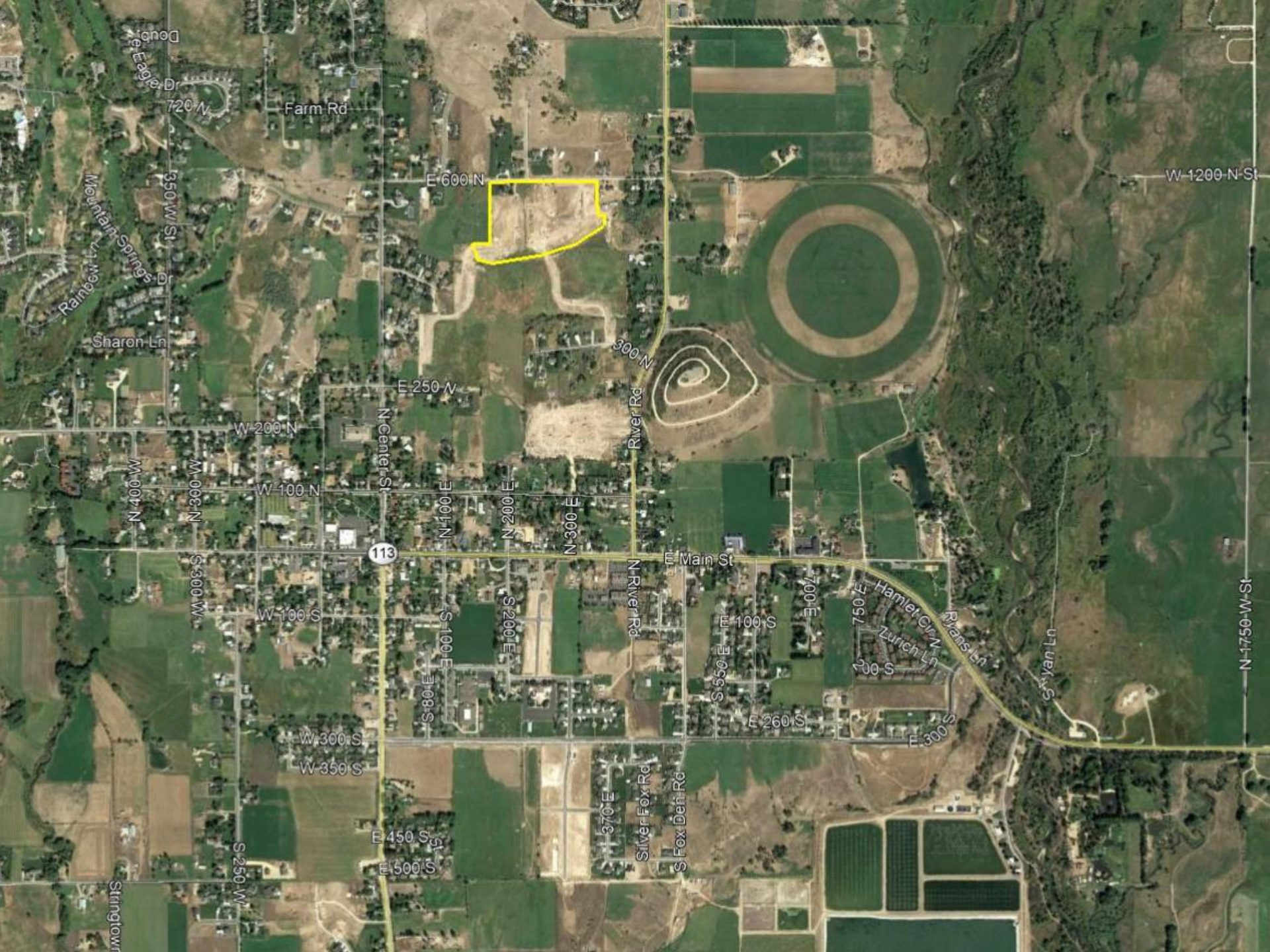
WATTS REMUND FARMS PUD

PLAT AMENDMENT



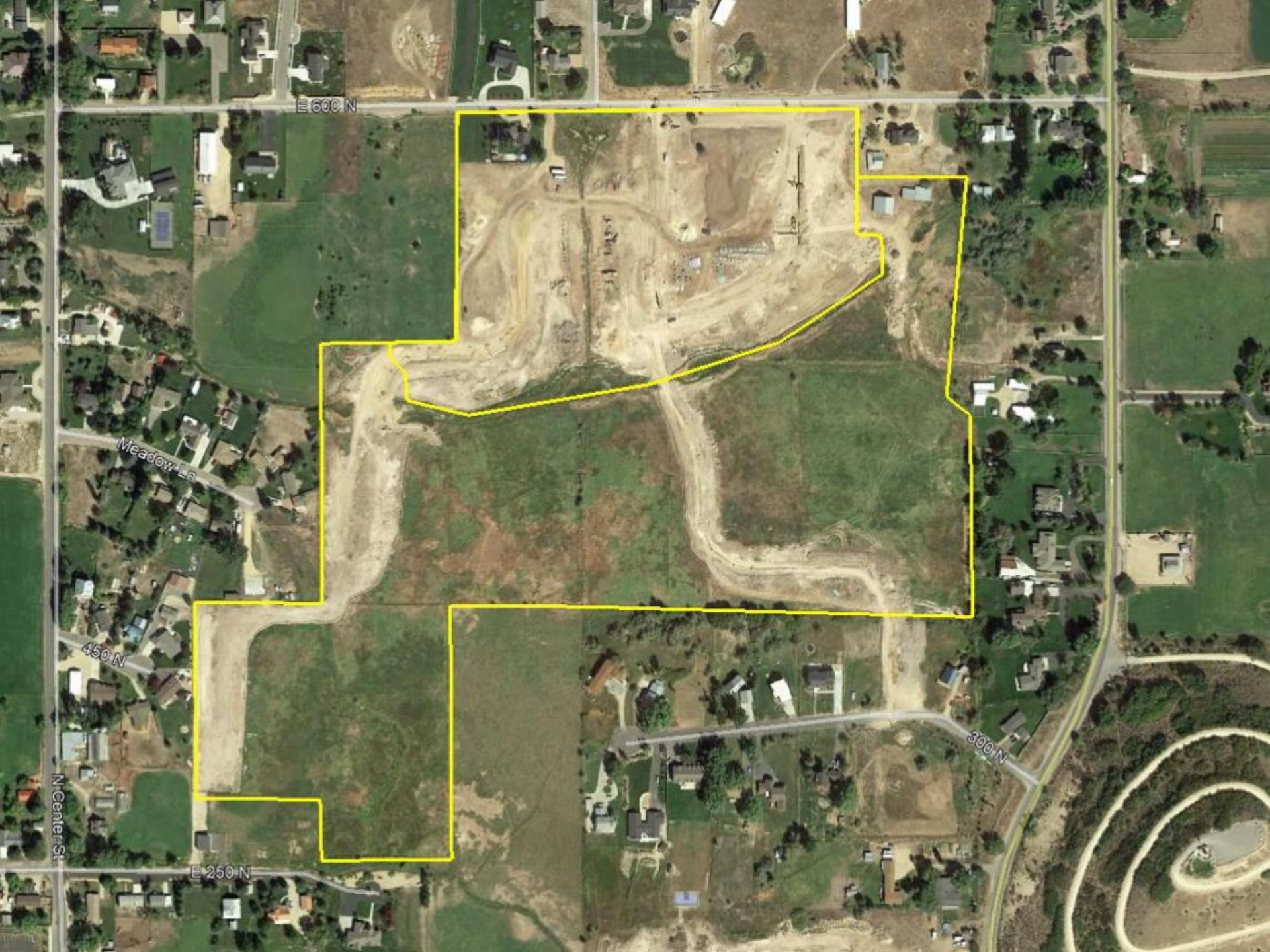
LAND USE SUMMARY

- 15.32 acres
- R-1-15 zoning
- Phase contains 39 pads (PUD)









E 600 N

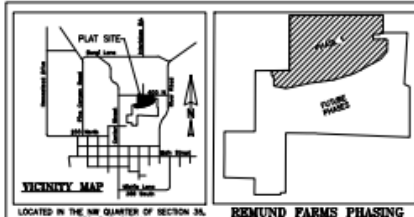
Meadow Ln

450 N

N Center St

E 250 N

300 N



ADDRESS TABLE

UNIT	ADDRESS
1	523 NORTH FARMHOUSE WAY
2	527 NORTH FARMHOUSE WAY
3	531 NORTH FARMHOUSE WAY
4	535 NORTH FARMHOUSE WAY
5	539 NORTH FARMHOUSE WAY
6	543 NORTH FARMHOUSE WAY
7	547 NORTH FARMHOUSE WAY
8	551 NORTH FARMHOUSE WAY
9	555 NORTH FARMHOUSE WAY
10	559 NORTH FARMHOUSE WAY
11	563 NORTH FARMHOUSE WAY
12	567 NORTH FARMHOUSE WAY
13	571 NORTH FARMHOUSE WAY
14	575 NORTH FARMHOUSE WAY
15	579 NORTH FARMHOUSE WAY
16	583 NORTH FARMHOUSE WAY
17	587 NORTH FARMHOUSE WAY
18	591 NORTH FARMHOUSE WAY
19	595 NORTH FARMHOUSE WAY
20	599 NORTH FARMHOUSE WAY
21	603 NORTH FARMHOUSE WAY
22	607 NORTH FARMHOUSE WAY
23	611 NORTH FARMHOUSE WAY
24	615 NORTH FARMHOUSE WAY
25	619 NORTH FARMHOUSE WAY
26	623 NORTH FARMHOUSE WAY
27	627 NORTH FARMHOUSE WAY
28	631 NORTH FARMHOUSE WAY
29	635 NORTH FARMHOUSE WAY
30	639 NORTH FARMHOUSE WAY
31	643 NORTH FARMHOUSE WAY
32	647 NORTH FARMHOUSE WAY
33	651 NORTH FARMHOUSE WAY
34	655 NORTH FARMHOUSE WAY
35	659 NORTH FARMHOUSE WAY
36	663 NORTH FARMHOUSE WAY
37	667 NORTH FARMHOUSE WAY
38	671 NORTH FARMHOUSE WAY
39	675 NORTH FARMHOUSE WAY
40	679 NORTH FARMHOUSE WAY
41	683 NORTH FARMHOUSE WAY
42	687 NORTH FARMHOUSE WAY
43	691 NORTH FARMHOUSE WAY
44	695 NORTH FARMHOUSE WAY
45	699 NORTH FARMHOUSE WAY
46	703 NORTH FARMHOUSE WAY
47	707 NORTH FARMHOUSE WAY
48	711 NORTH FARMHOUSE WAY
49	715 NORTH FARMHOUSE WAY
50	719 NORTH FARMHOUSE WAY
51	723 NORTH FARMHOUSE WAY
52	727 NORTH FARMHOUSE WAY
53	731 NORTH FARMHOUSE WAY
54	735 NORTH FARMHOUSE WAY
55	739 NORTH FARMHOUSE WAY
56	743 NORTH FARMHOUSE WAY
57	747 NORTH FARMHOUSE WAY
58	751 NORTH FARMHOUSE WAY
59	755 NORTH FARMHOUSE WAY
60	759 NORTH FARMHOUSE WAY
61	763 NORTH FARMHOUSE WAY
62	767 NORTH FARMHOUSE WAY
63	771 NORTH FARMHOUSE WAY
64	775 NORTH FARMHOUSE WAY
65	779 NORTH FARMHOUSE WAY
66	783 NORTH FARMHOUSE WAY
67	787 NORTH FARMHOUSE WAY
68	791 NORTH FARMHOUSE WAY
69	795 NORTH FARMHOUSE WAY
70	799 NORTH FARMHOUSE WAY
71	803 NORTH FARMHOUSE WAY
72	807 NORTH FARMHOUSE WAY
73	811 NORTH FARMHOUSE WAY
74	815 NORTH FARMHOUSE WAY
75	819 NORTH FARMHOUSE WAY
76	823 NORTH FARMHOUSE WAY
77	827 NORTH FARMHOUSE WAY
78	831 NORTH FARMHOUSE WAY
79	835 NORTH FARMHOUSE WAY
80	839 NORTH FARMHOUSE WAY
81	843 NORTH FARMHOUSE WAY
82	847 NORTH FARMHOUSE WAY
83	851 NORTH FARMHOUSE WAY
84	855 NORTH FARMHOUSE WAY
85	859 NORTH FARMHOUSE WAY
86	863 NORTH FARMHOUSE WAY
87	867 NORTH FARMHOUSE WAY
88	871 NORTH FARMHOUSE WAY
89	875 NORTH FARMHOUSE WAY
90	879 NORTH FARMHOUSE WAY
91	883 NORTH FARMHOUSE WAY
92	887 NORTH FARMHOUSE WAY
93	891 NORTH FARMHOUSE WAY
94	895 NORTH FARMHOUSE WAY
95	899 NORTH FARMHOUSE WAY
96	903 NORTH FARMHOUSE WAY
97	907 NORTH FARMHOUSE WAY
98	911 NORTH FARMHOUSE WAY
99	915 NORTH FARMHOUSE WAY
100	919 NORTH FARMHOUSE WAY

ACKNOWLEDGMENT

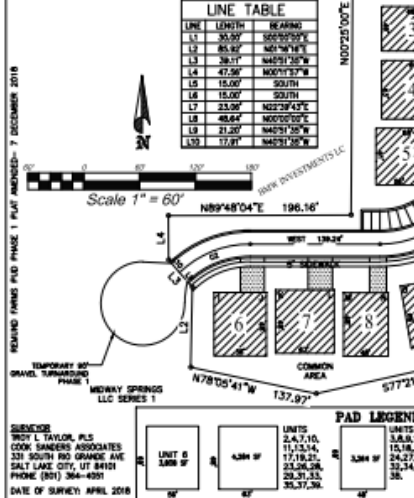
STATE OF UTAH } S.S.
COUNTY OF MIDWAY }
ON THE _____ DAY OF _____, A.D. 20____, I, _____, PERSONALLY APPEARED BEFORE ME, _____, A Notary Public in and for the State of Utah, and acknowledged to me that he/she/it executed the same in the capacity indicated.

MY COMMISSION EXPIRES _____

NOTARY PUBLIC

LINE TABLE

LINE	LENGTH	BEARING
1	50.00	S00°00'00"W
2	65.62	N01°04'18"E
3	28.17	N01°04'18"E
4	47.88	N00°12'17"W
5	15.00	SOUTH
6	15.00	SOUTH
7	23.58	N02°38'43"E
8	48.84	N00°00'00"W
9	21.20	N01°04'18"E
10	17.87	N01°04'18"E



WATTS REMUND FARMS PUD PHASE 1 AMENDED

CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA	BEARING	CHORD
C1	83.00	47.87	27°00'00"	S70°20'00"E	46.07
C2	110.00	83.89	47°00'00"	S00°00'00"E	81.87
C3	110.00	175.39	90°00'00"	S00°00'00"E	158.34
C4	110.00	175.39	90°00'00"	S00°00'00"E	158.34
C5	110.00	43.81	47°00'00"	S11°00'00"E	43.87
C6	110.00	43.81	27°00'00"	S11°00'00"E	43.87
C7	488.00	13.90	173°00'	S00°00'00"E	13.90
C8	488.00	199.89	187°00'	S00°00'00"E	199.87
C9	248.00	105.41	247°00'	S00°00'00"E	105.82
C10	110.00	122.89	63°00'00"	N01°04'18"E	116.37

LEGEND

- COMMON AREA (0.87 AC)
- LIMITED COMMON (0.81 AC)
- PRIVATE AREA (3.38 AC)
- RIGHT-OF-WAY DEDICATION TO MIDWAY CITY (0.48 AC)
- WETLANDS
- 6" SURVEY MONUMENT

ACKNOWLEDGMENTS

STATE OF UTAH } S.S.
COUNTY OF MIDWAY }
ON THE _____ DAY OF _____, A.D. 20____, I, _____, PERSONALLY APPEARED BEFORE ME, _____, A Notary Public in and for the State of Utah, and acknowledged to me that he/she/it executed the same in the capacity indicated.

MY COMMISSION EXPIRES _____

NOTARY PUBLIC

BOUNDARY DESCRIPTION

BEGINNING AT A POINT WHICH IS NORTH 89°40'30" EAST 1201.80 FEET FROM THE FOUND WASATCH COUNTY SURVEYORS MONUMENT FOR THE NORTHWEST CORNER OF SECTION 35, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN;

THENCE NORTH 89°40'30" EAST 803.50 FEET; THENCE SOUTH 332.30 FEET; THENCE WEST 107.34 FEET; THENCE SOUTH 20.00 FEET; THENCE EAST 108.82 FEET; THENCE ALONG THE ARC OF A 83.00 FOOT RADIUS CURVE TO THE RIGHT 47°00'00" CENTRAL ANGLE OF 27°00'00" AND A CHORD BEARING SOUTH 70°20'00" EAST 46.07 FEET; THENCE SOUTH 01°04'18" WEST 122.89 FEET; THENCE SOUTH 01°04'18" WEST 158.34 FEET; THENCE SOUTH 01°04'18" WEST 158.34 FEET; THENCE SOUTH 72°07'29" WEST 223.58 FEET; THENCE SOUTH 82°52'34" WEST 250.71 FEET; THENCE SOUTH 77°01'24" WEST 270.72 FEET; THENCE NORTH 78°02'41" WEST 137.97 FEET; THENCE NORTH 01°04'18" EAST 80.86 FEET; THENCE NORTH 40°07'30" WEST 39.11 FEET; THENCE NORTH 00°01'52" WEST 47.88 FEET; THENCE NORTH 89°40'30" EAST 186.19 FEET; THENCE NORTH 00°25'00" EAST 491.00 FEET; THENCE NORTH 89°40'30" EAST 193.83 FEET; THENCE NORTH 00°25'00" EAST 143.38 FEET TO THE POINT OF BEGINNING.

CONTAINING: 15.32 ACRES

BASIS OF BEARING

BASIS OF BEARING IS NORTH 89°40'30" EAST 2650.41 FEET (MEASURED) BETWEEN THE NORTHWEST CORNER OF SECTION 35, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN AND THE NORTH 1/4 CORNER OF SAID SECTION 35.

SURVEYOR'S CERTIFICATE

IN ACCORDANCE WITH SECTION 10-84-603 OF THE UTAH CODE, I, TROY L. TAYLOR, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR HOLDING LICENSE NUMBER 6884112 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS LICENSING ACT.

I FURTHER CERTIFY THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THE PLAT IN ACCORDANCE WITH SECTION 17-33-17 OF THE UTAH CODE, AND HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REPRESENTED ON THE PLAT.

RESERVATION OF COMMON AREA

THE OWNER, HAS DESIGNATED HEREIN CERTAIN COMMON AREAS INTENDED FOR THE USE BY THE OWNERS, THEIR GUESTS, INVITEES, AND ARE HEREBY RESERVING FOR THEIR COMMON USE AND ENJOYMENT AS PROVIDED IN THE DECLARATION OF COVENANTS AND RESTRICTIONS OF THE REMUND FARMS P.U.D. AND AS ENFORCED BY THE HOME OWNERS ASSOCIATION.

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED OWNER(S) OF THE PROPERTY DESCRIBED HEREON, HAVE CAUSED THE SAME TO BE SURVEYED INTO PADS, PRIVATE STREETS AND DRIVEWAYS, EASEMENTS, LIMITED COMMON, AND COMMON AREA AND IN ACCORDANCE WITH THE TERMS AND CONDITIONS OF THE DECLARATION HEREBY DEDICATE THOSE AREAS LABELED AS PRIVATE STREETS AND DRIVEWAYS, EASEMENTS, LIMITED COMMON, AND COMMON AREA, FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES AND EMERGENCY VEHICLE ACCESS.

DATED THIS _____ DAY OF _____, A.D. 20____.

BY: _____

THIRD AND MORE REMUND FARMS TRUST

BY: _____

MIDWAY SPRINGS LLC SERIES 1

BY: _____

MIDWAY SPRINGS LLC SERIES 2

BY: _____

OWNER UNIT 9

BY: _____

OWNER UNIT 10

ACKNOWLEDGMENT

STATE OF UTAH } S.S.
COUNTY OF MIDWAY }
ON THE _____ DAY OF _____, A.D. 20____, I, _____, PERSONALLY APPEARED BEFORE ME, _____, A Notary Public in and for the State of Utah, and acknowledged to me that he/she/it executed the same in the capacity indicated.

MY COMMISSION EXPIRES _____

NOTARY PUBLIC

ACCEPTANCE BY MIDWAY CITY

THE CITY COUNCIL OF MIDWAY CITY, WASATCH COUNTY, STATE OF UTAH, HEREBY APPROVES THIS PLANNED UNIT DEVELOPMENT AND ACCEPTS THE DEDICATION OF EASEMENTS AND PUBLIC RIGHTS-OF-WAY HEREON SHOWN.

THIS _____ DAY OF _____, A.D. 20____.

APPROVED: _____ ATTEST: _____ CITY ENGINEER (SEE SEAL)

APPROVED: _____ ATTEST: _____ CITY ATTORNEY

PLANNING COMMISSION APPROVAL

APPROVED THIS _____ DAY OF _____, A.D. 20____, BY THE _____ CITY PLANNING COMMISSION.

PLANNING DIRECTOR: _____ CHAIRMAN, PLANNING COMMISSION: _____

**WATTS REMUND FARMS PUD
PHASE 1 AMENDED**

PLANNED UNIT DEVELOPMENT, MIDWAY CITY, WASATCH COUNTY, STATE OF UTAH

FILED: _____

COUNTY SURVEYOR'S CERTIFICATE

APPROVED AS TO FORM ON _____, 20____.

DAY OF _____, 20____.

BY: _____

COUNTY SURVEYOR: _____ CLERK: _____

DIRECTOR'S SEAL: _____ NOTARY PUBLIC SEAL: _____ CITY ENGINEER SEAL: _____ CLERK: _____

CONSENT OF MORTGAGEE TO RECORD

STATE OF UTAH } S.S.
COUNTY OF MIDWAY }
ON THE _____ DAY OF _____, A.D. 20____, I, _____, PERSONALLY APPEARED BEFORE ME, _____, A Notary Public in and for the State of Utah, and acknowledged to me that he/she/it executed the same in the capacity indicated.

MY COMMISSION EXPIRES _____

NOTARY PUBLIC

CONSENT OF MORTGAGEE TO RECORD

STATE OF UTAH } S.S.
COUNTY OF MIDWAY }
ON THE _____ DAY OF _____, A.D. 20____, I, _____, PERSONALLY APPEARED BEFORE ME, _____, A Notary Public in and for the State of Utah, and acknowledged to me that he/she/it executed the same in the capacity indicated.

MY COMMISSION EXPIRES _____

NOTARY PUBLIC

COUNTY RECORDER

DATED: _____

BY: _____

DATE: _____

BY: _____



Scale 1" = 100'
SCALE 1"=200' FOR 11"x17" PLANS

LEGEND

	WETLANDS (10.00 AC)
	OPEN SPACE PERIPHERY INTERIOR - 100' MINIMUM
	ON-SITE 27.17 AC (53.41%)
	OFF-SITE 1.32 AC (2.58%)
	TOTAL 28.49 AC (56.01%) (30R REQUIRED)

OPEN SPACE DEDICATION BY PHASE

PHASE	AREA	OPEN SPACE PER PHASE	TOTAL PROJECT AREA	TOTAL PROJECT OPEN SPACE
1	15.98 AC	15.79 AC (87.81%)	15.98 AC	15.79 AC (87.81%)
2	12.84 AC	4.57 AC (35.32%)	28.80 AC	15.36 AC (53.19%)
3	21.84 AC	11.81 AC (54.08%)	90.87 AC	27.17 AC (53.41%)
ADDITIONAL OFF-SITE OPEN SPACE DEDICATED WITH PHASE 1		1.32 AC		28.49 AC (56.01%)

OPEN SPACE AREAS

- ① 1.89 ACRES
- ② 4.09 ACRES
- ③ 1.89 ACRES
- ④ REMOVED
- ⑤ 18.42 ACRES
- ⑥ 0.88 ACRES

OPEN SPACE NOTES:

TOTAL AREA: 50.87 ACRES
 PUD AREA: 50.36 ACRES
 TOTAL OPEN SPACE: 27.17 ACRES (53.41%) OF ENTIRE DEVELOPMENT
 OPEN SPACE IN A SINGLE OPEN SPACE AREA
 AREA 5 = 18.42 ACRES (37.80%)

SECTION 16.14.11.C REQUIRES ONE-HALF OF ALL OPEN SPACE TO BE RETAINED IN A SINGLE OPEN SPACE AREA. OPEN SPACE PARCEL 5 MEETS THIS PUD REQUIREMENT.

THIS DOCUMENT IS INCOMPLETE
 AND IS RELEASED TEMPORARILY
 FOR REVIEW ONLY. IT IS
 NOT INTENDED FOR CONSTRUCTION,
 BIDDING, OR PERMIT PURPOSES.
 PAUL G. BROWN, P.E.
 WETLAND NO. 20000000000000000000
 DATE: 18 DEC 2016

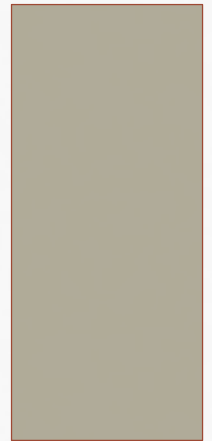
WATTS ENTERPRISES REMUND FARMS OPEN SPACE MASTER PLAN	
	ENGINEERING
	RESEARCH GROUP, INC. 200 S. Main St. Suite 200 Bismarck, ND 58101 ph: (701) 663-6747
DESIGN BY: PGB DRAWN BY: CNB	DATE: 18 DEC 2016 REV: 3

PROPOSED FINDINGS

- The proposed amendment will adjust the building pad sizes and shapes
- The open space in the PUD will remain the same
- No public street, right-of-way, or easement will be vacated or altered

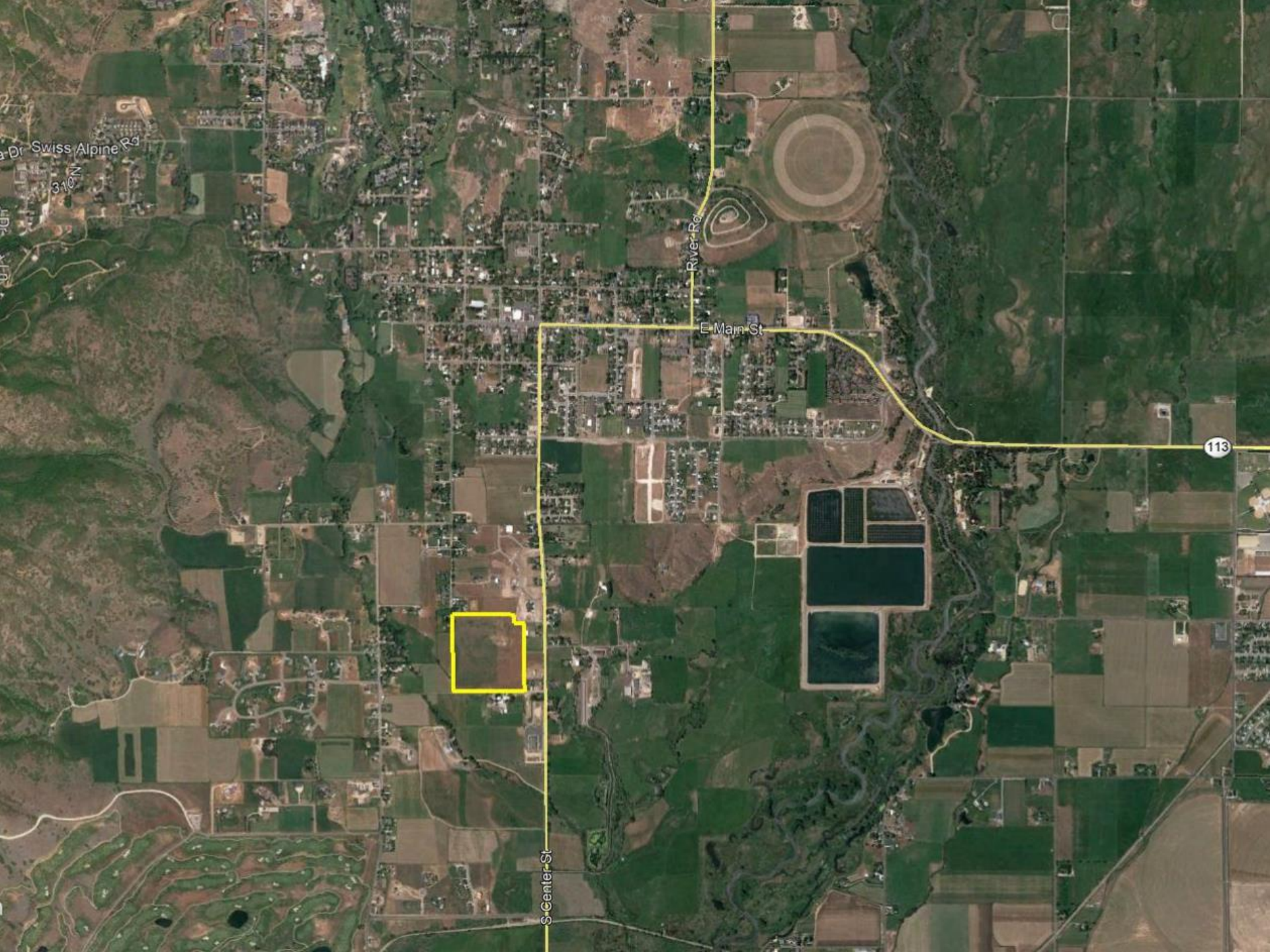
SADDLE CREEK SUBDIVISION

CONCEPT



LAND USE SUMMARY

- Recorded Plat - Recorded on September 5, 2007
 - 34.35 acres
 - Planned Unit Development
 - 57 building pads
 - 50% open space (17 acres)
 - Private roads
- Master Plan
 - 31.99 acres
 - Large-scale standard subdivision
 - 38 lots
 - 0.5 acre minimum
 - 19.19% open space (6.14 acres)
 - Public roads



Swiss Alpine Rd

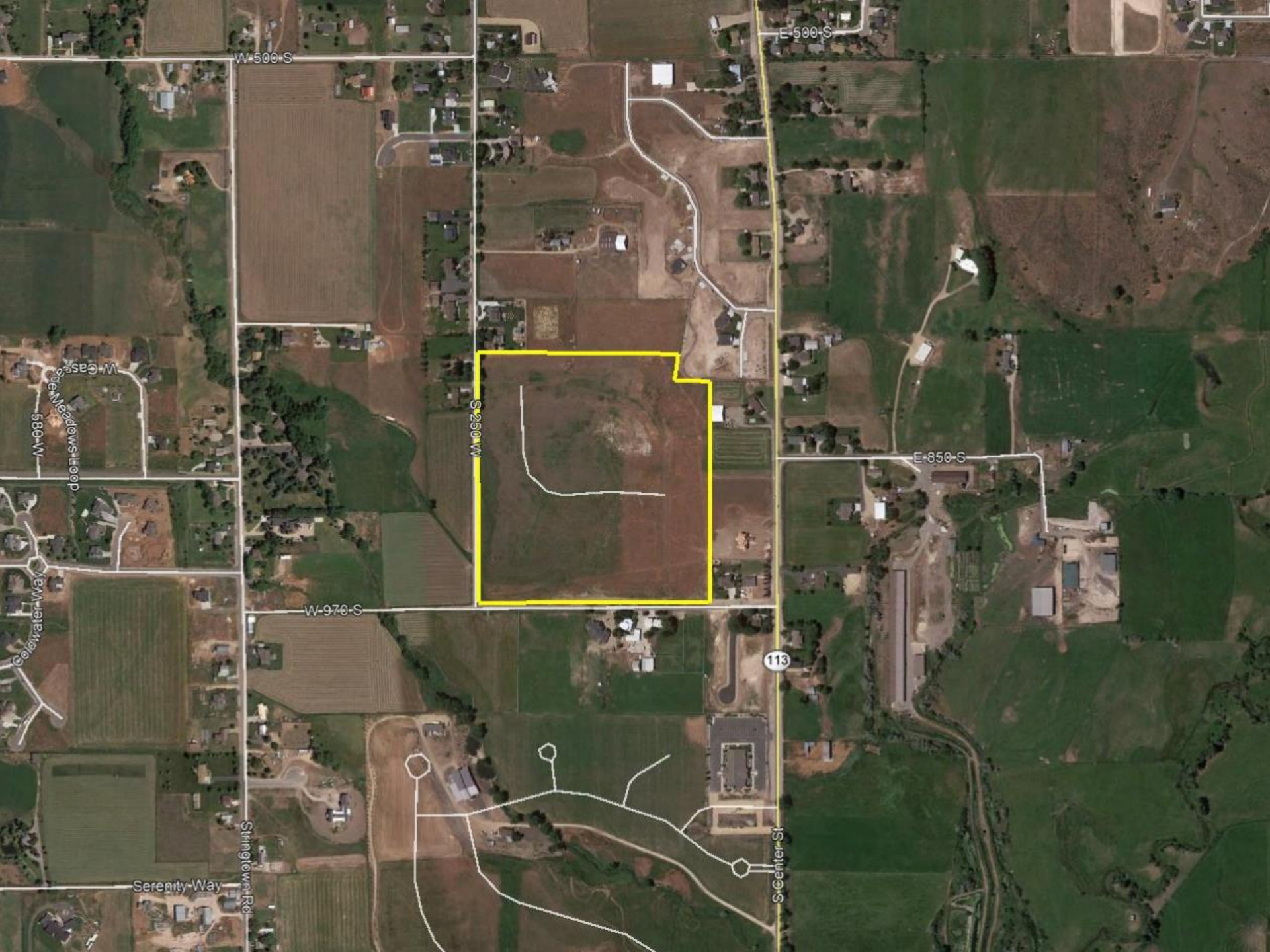
316

River Rd

E Main St

113

S Center St



E 500 S

W 500 S

S 230 W

E 850 S

W 970 S

113

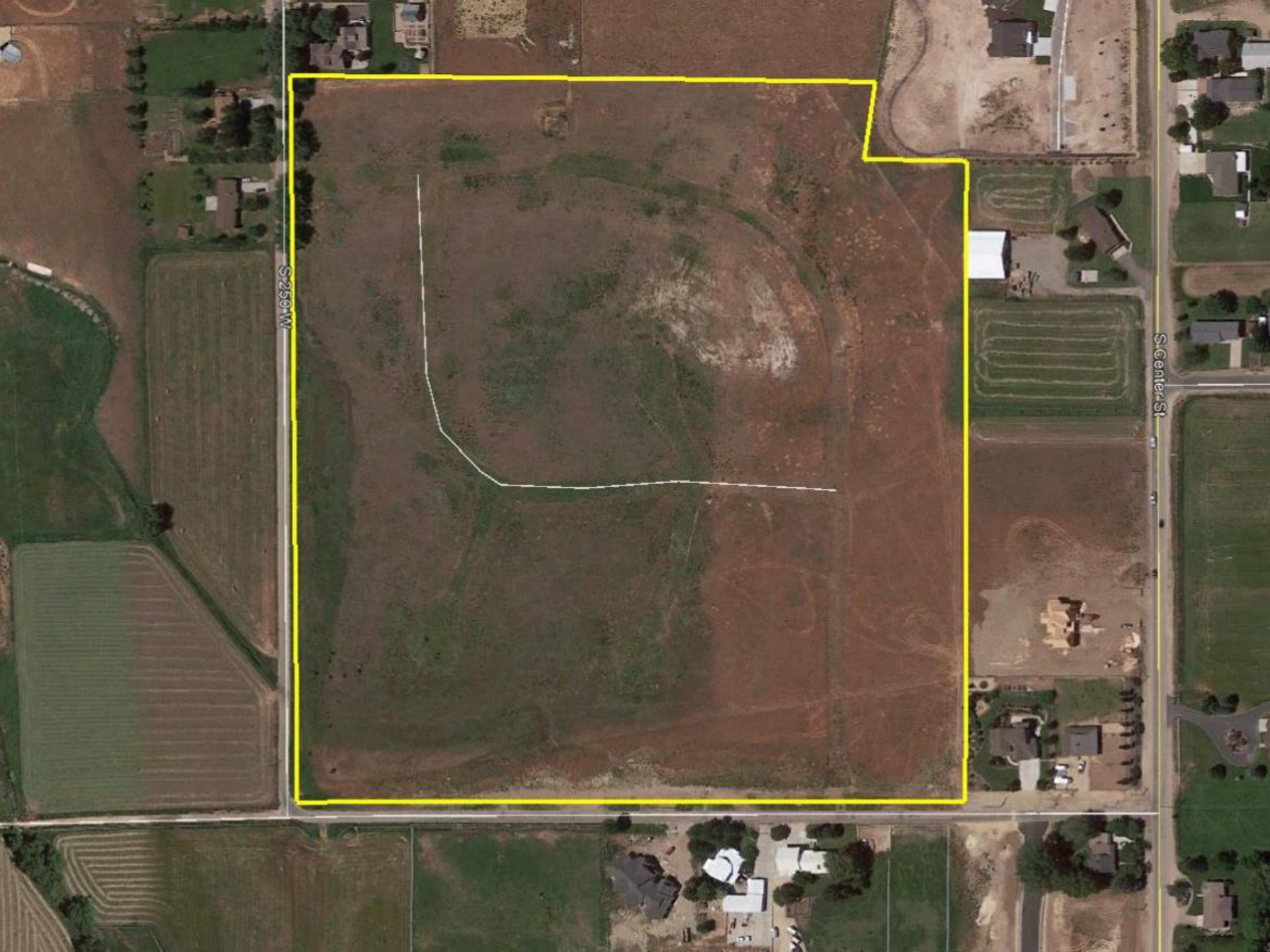
Serenity Way

Stingtown Rd

S Center St

W 680 S
W 680 W

Colawater Way



S 250 W

S Center St



Google Earth

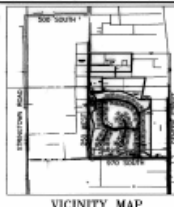
© 2014 Google



Google Earth

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PART OF THE NORTHEAST QUARTER AND SOUTHEAST
QUARTER OF SECTION 3,
TOWNSHIP 4 SOUTH, RANGE 4 EAST
SALT LAKE BASELINE AND MERIDIAN
MIDWAY, UTAH



ALL STREETS, DRIVEWAYS, AND COMMON AREAS ARE PUBLIC AND PRIVATE UTILITY EASEMENTS AND ACCESS EASEMENTS FOR MAINTENANCE OF SAID UTILITIES.

A 16'x16' LOT AREA HAS BEEN RESERVED FOR THE CLERKHOUSE AND POOL, AND THE CLERKHOUSE AND POOL WILL BE DEDICATED BY THE DEVELOPER.

TOTAL AREA: 34.20 ACRES

ROW DEDICATED TO MIDWAY CITY: 1.66 ACRES

4. SETBACK: 30 FEET FROM HIGHWAY.

5. THE CITY OF MIDWAY CITY WILL GRANT A EASEMENT WITHIN SADDLE CREEK WANCH POOL IS A PRIVATE UTILITY TO BE MAINTAINED, OPERATED, AND REPAIRED BY THE NAME OF THE CITY OF MIDWAY CITY.

6. MIDWAY SENEER DISTRICT (MWD) SHALL HAVE THE RIGHT TO INSTALL, MAINTAIN, AND OPERATE THEIR EQUIPMENT AREA AND BUILT GRASSLAND AND ALL OTHER UTILITIES AND EQUIPMENT ARE TO BE MAINTAINED, OPERATED, AND REPAIRED BY MWD AS MAY BE NECESSARY OR DESIRABLE. IN PROVIDING SENEER SERVICE WITHIN AND OUTSIDE THE CITY OF MIDWAY CITY, MWD SHALL HAVE THE RIGHT TO USE ALL FACILITIES AND THE RIGHT TO RELOCATE REMOVAL OF ANY OBSTRUCTIONS INCLUDING STRUCTURES, TREES AND VEGETATION THAT MAY BE PLACED WITHIN THE EASEMENT AREA. THE CITY OF MIDWAY CITY SHALL HAVE THE RIGHT TO REMOVE OR REMOVE THE LOT OWNERS EASEMENT AT NO SUCH TIME AS ANY PERMANENT STRUCTURES ARE PLACED WITHIN THE EASEMENT AREA. THE CITY OF MIDWAY CITY SHALL HAVE THE USE OF THE EASEMENT WITHOUT THE PRIOR WRITTEN APPROVAL OF MWD.

BOUNDARY LINE
 ROAD E
 MSO SEWER EASEMENT
 SEE NOTE#
 PUBLIC TRAIL EASEMENT
 COMMON AREA
 PRIVATE AREA
 ROW DEDICATED TO MIDWAY CITY
 LIMITED COMMON
 CL. MONUMENT

1. Brian G. Lyon, a Registered Land Surveyor, hold Certificate No. 275617, as prescribed by the laws of the State of Utah, and do hereby certify that by or authority of the owners, I have made a survey of the tract of land shown on this plat, which is accurately described and have subdivided said tract of land into lots and streets to be hereafter known as SADDLE CREEK RANCH, UTAH.

[illegible]

THE OWNER HAS DESIGNATED HEREIN CERTAIN COMMON AREAS INTENDED FOR THE USE BY THE OWNERS, THEIR GUESTS, AND INVITEES, AND AREA HEREBY RESERVED FOR THEIR COMMON USE AND ENJOYMENT AS PROVIDED IN THE DECLARATION OF COVENANTS AND RESTRICTIONS OF SADDLE CREEK RANCH. FILED RECORDED

AS ENTRY NO. _____ IN BOOK _____

KNOW ALL BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF THE ABOVE-DESCRIBED TRACT OF LAND, HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, PUBLIC STREETS, PRIVATE STREETS, EASEMENTS, LIMITED COMMON, AND COMMON AREA AND IN ACCORDANCE WITH THE TERMS AND CONDITIONS OF THE DECLARATIONS HEREBY DEDICATE THOSE AREAS LABELED AS PUBLIC STREETS, PRIVATE STREETS, SEW EASEMENTS, PUBLIC TRAIL EASEMENTS, AND COMMON AREAS, FOR THE CONSTRUCTION AND MAINTENANCE OF PUBLIC UTILITIES AND EMERGENCY VEHICLE ACCESS.

STATE OF UTAH _____
COUNTY OF Jordan
ON this 26th day of August, 2007
Richard D. Arnold, Jr. who being by the duly sworn do say,
for himself/himself that he/she is the Member/Member of STEEPS BRACK, LLC,
a Utah Limited Liability Company
 foregoing instrument was signed on behalf of said Company by
 authority of the Articles of Incorporation and each duly authorized person
to need said United States Liability Company executed the same.

HODGET FURBER Widely Available

 RICHARD FURBER
NOTARY PUBLIC
STATE OF UTAH
My Comm. Expires 08-01-2010
I am Notary for:
State of Utah

APPROVED THIS 30TH DAY OF JULY, 2007 BY
THE MIDWAY CITY PLANNING COMMISSION

Robert A. Marshall Robert A. Marshall
DIRECTOR-SECRETARY CHAIRMAN, PLANNING COMMISSION

ENTRY NO. 325552 DATE: 9-05-09 TIME: 11:12 AM.
FEE PAID 87.8
RECORDED FOR SNAKE CREEK RANCH LC
BOOK NO. 949 PAGE NO. 181-190
M. GILES Liz PAINTER
DEPUTY COUNTY RECORDER COUNTY RECORDER

ALLIANCE CONSULTING
ENGINEERS

760 WEST 200 NORTH, SUITE 8
LOGAN, UTAH 84321
(435) 755-9121

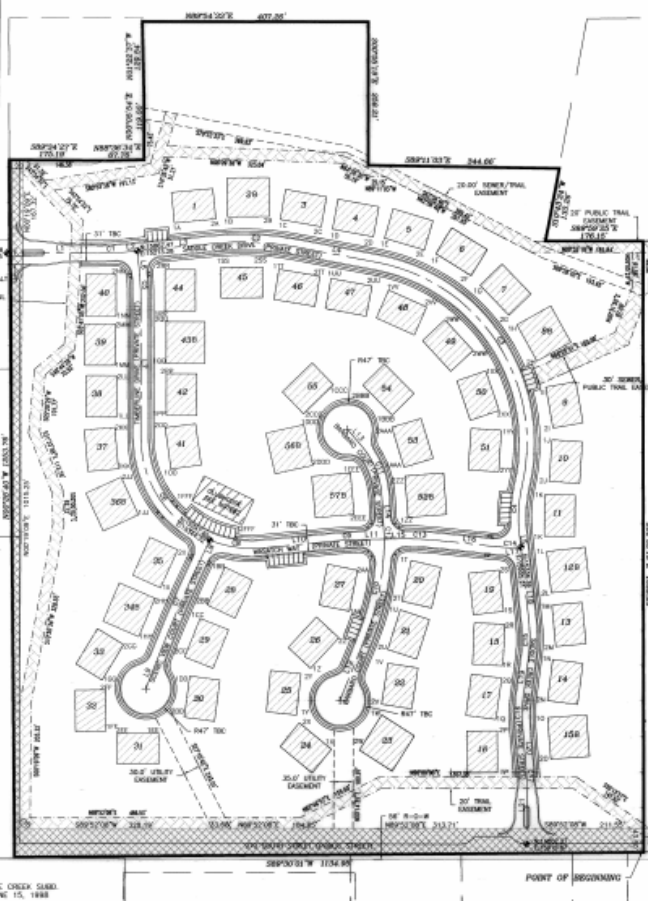
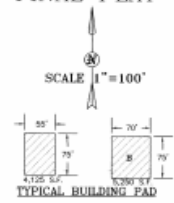
 SHEET

1

 OF

 1 SHEETS

LINE TABLE		
LINE	LENGTH	BEARING
L1	334.58	239°44'55"E
L2	213.92	N64°25'05"E
L3	144.48	N64°25'05"E
L4	252.00	57°30'00"W
L5	26.87	S86°10'30"W
L6	58.31	S87°34'30"W
L7	203.45	S69°05'11"W
L8	25.75	S35°12'57"W
L9	57.17	S31°11'05"W
L10	513.85	N64°25'05"E
L11	47.00	N64°25'05"E
L12	363.53	N64°25'05"E
L13	48.25	S42°30'00"W
L14	57.65	S33°29'00"W
L15	33.87	S33°29'00"W
L16	117.84	S33°29'00"W
L17	3.68	N67°34'44"E
L18	136.49	S86°10'30"W
L19	73.61	S87°35'23"W
L20	76.74	S84°55'00"W
L21	83.64	S83°00'00"W
L22	24.86	S89°34'00"W



JAY PRICE MINI-SUBD
INSTR. # 2006059
APRIL 11, 2006

ADDRESS TABLE			
LEI	ADDRESS	LEI	ADDRESS
7	817 S. SADDLE CREEK DR.	30	915 S. SCOVING VIEW CT
8	5 SADDLE CREEK DR.	31	918 S. SCOVING VIEW CT
9	789 S. SADDLE CREEK DR.	32	920 S. SCOVING VIEW CT
10	4617 S. SADDLE CREEK DR.	33	916 S. SCOVING VIEW CT
11	825 S. SADDLE CREEK DR.	34	917 S. SCOVING VIEW CT
12	818 S. SADDLE CREEK DR.	35	884 S. SCOVING VIEW CT
13	857 S. SADDLE CREEK DR.	36	900 S. TAMELINER DR.
14	5 SADDLE CREEK DR.	37	898 S. TAMELINER DR.
15	855 S. SADDLE CREEK DR.	38	840 S. TAMELINER DR.
16	5 SADDLE CREEK DR.	39	816 S. TAMELINER DR.
17	845 S. SADDLE CREEK DR.	40	820 S. TAMELINER DR.
18	841 S. SADDLE CREEK DR.	41	814 S. TAMELINER DR.
19	845 S. SADDLE CREEK DR.	42	841 S. TAMELINER DR.
20	841 S. SADDLE CREEK DR.	43	825 S. TAMELINER DR.
21	841 S. SADDLE CREEK DR.	44	825 S. TAMELINER DR.
22	841 S. SADDLE CREEK DR.	45	840 S. TAMELINER DR.
23	841 S. SADDLE CREEK DR.	46	797 S. TAMELINER DR.
24	841 S. SADDLE CREEK DR.	47	794 S. SADDLE CREEK DR.
25	841 S. SADDLE CREEK DR.	48	812 S. SADDLE CREEK DR.
26	841 S. SADDLE CREEK DR.	49	804 S. SADDLE CREEK DR.
27	841 S. SADDLE CREEK DR.	50	808 S. SADDLE CREEK DR.
28	841 S. SADDLE CREEK DR.	51	838 S. SADDLE CREEK DR.
29	841 S. SADDLE CREEK DR.	52	834 S. SADDLE CREEK DR.
30	841 S. SADDLE CREEK DR.	53	830 S. SADDLE CREEK DR.
31	841 S. SADDLE CREEK DR.	54	824 S. SADDLE CREEK DR.
32	841 S. SADDLE CREEK DR.	55	820 S. SADDLE CREEK DR.
33	841 S. SADDLE CREEK DR.	56	816 S. SADDLE CREEK DR.
34	841 S. SADDLE CREEK DR.	57	812 S. SADDLE CREEK DR.
35	841 S. SADDLE CREEK DR.	58	808 S. SADDLE CREEK DR.
36	841 S. SADDLE CREEK DR.	59	804 S. SADDLE CREEK DR.
37	841 S. SADDLE CREEK DR.	60	800 S. SADDLE CREEK DR.
38	841 S. SADDLE CREEK DR.	61	796 S. SADDLE CREEK DR.
39	841 S. SADDLE CREEK DR.	62	792 S. SADDLE CREEK DR.
40	841 S. SADDLE CREEK DR.	63	788 S. SADDLE CREEK DR.
41	841 S. SADDLE CREEK DR.	64	784 S. SADDLE CREEK DR.
42	841 S. SADDLE CREEK DR.	65	780 S. SADDLE CREEK DR.
43	841 S. SADDLE CREEK DR.	66	776 S. SADDLE CREEK DR.
44	841 S. SADDLE CREEK DR.	67	772 S. SADDLE CREEK DR.
45	841 S. SADDLE CREEK DR.	68	768 S. SADDLE CREEK DR.
46	841 S. SADDLE CREEK DR.	69	764 S. SADDLE CREEK DR.
47	841 S. SADDLE CREEK DR.	70	760 S. SADDLE CREEK DR.
48	841 S. SADDLE CREEK DR.	71	756 S. SADDLE CREEK DR.
49	841 S. SADDLE CREEK DR.	72	752 S. SADDLE CREEK DR.
50	841 S. SADDLE CREEK DR.	73	748 S. SADDLE CREEK DR.
51	841 S. SADDLE CREEK DR.	74	744 S. SADDLE CREEK DR.
52	841 S. SADDLE CREEK DR.	75	740 S. SADDLE CREEK DR.
53	841 S. SADDLE CREEK DR.	76	736 S. SADDLE CREEK DR.
54	841 S. SADDLE CREEK DR.	77	732 S. SADDLE CREEK DR.
55	841 S. SADDLE CREEK DR.	78	728 S. SADDLE CREEK DR.
56	841 S. SADDLE CREEK DR.	79	724 S. SADDLE CREEK DR.
57	841 S. SADDLE CREEK DR.	80	720 S. SADDLE CREEK DR.
58	841 S. SADDLE CREEK DR.	81	716 S. SADDLE CREEK DR.
59	841 S. SADDLE CREEK DR.	82	712 S. SADDLE CREEK DR.
60	841 S. SADDLE CREEK DR.	83	708 S. SADDLE CREEK DR.
61	841 S. SADDLE CREEK DR.	84	704 S. SADDLE CREEK DR.
62	841 S. SADDLE CREEK DR.	85	700 S. SADDLE CREEK DR.
63	841 S. SADDLE CREEK DR.	86	696 S. SADDLE CREEK DR.
64	841 S. SADDLE CREEK DR.	87	692 S. SADDLE CREEK DR.
65	841 S. SADDLE CREEK DR.	88	688 S. SADDLE CREEK DR.
66	841 S. SADDLE CREEK DR.	89	684 S. SADDLE CREEK DR.
67	841 S. SADDLE CREEK DR.	90	680 S. SADDLE CREEK DR.
68	841 S. SADDLE CREEK DR.	91	676 S. SADDLE CREEK DR.
69	841 S. SADDLE CREEK DR.	92	672 S. SADDLE CREEK DR.
70	841 S. SADDLE CREEK DR.	93	668 S. SADDLE CREEK DR.
71	841 S. SADDLE CREEK DR.	94	664 S. SADDLE CREEK DR.
72	841 S. SADDLE CREEK DR.	95	660 S. SADDLE CREEK DR.
73	841 S. SADDLE CREEK DR.	96	656 S. SADDLE CREEK DR.
74	841 S. SADDLE CREEK DR.	97	652 S. SADDLE CREEK DR.
75	841 S. SADDLE CREEK DR.	98	648 S. SADDLE CREEK DR.
76	841 S. SADDLE CREEK DR.	99	644 S. SADDLE CREEK DR.
77	841 S. SADDLE CREEK DR.	100	640 S. SADDLE CREEK DR.
78	841 S. SADDLE CREEK DR.	101	636 S. SADDLE CREEK DR.
79	841 S. SADDLE CREEK DR.	102	632 S. SADDLE CREEK DR.
80	841 S. SADDLE CREEK DR.	103	628 S. SADDLE CREEK DR.
81	841 S. SADDLE CREEK DR.	104	624 S. SADDLE CREEK DR.
82	841 S. SADDLE CREEK DR.	105	620 S. SADDLE CREEK DR.
83	841 S. SADDLE CREEK DR.	106	616 S. SADDLE CREEK DR.
84	841 S. SADDLE CREEK DR.	107	612 S. SADDLE CREEK DR.
85	841 S. SADDLE CREEK DR.	108	608 S. SADDLE CREEK DR.
86	841 S. SADDLE CREEK DR.	109	604 S. SADDLE CREEK DR.
87	841 S. SADDLE CREEK DR.	110	600 S. SADDLE CREEK DR.
88	841 S. SADDLE CREEK DR.	111	596 S. SADDLE CREEK DR.
89	841 S. SADDLE CREEK DR.	112	592 S. SADDLE CREEK DR.
90	841 S. SADDLE CREEK DR.	113	588 S. SADDLE CREEK DR.
91	841 S. SADDLE CREEK DR.	114	584 S. SADDLE CREEK DR.
92	841 S. SADDLE CREEK DR.	115	580 S. SADDLE CREEK DR.
93	841 S. SADDLE CREEK DR.	116	576 S. SADDLE CREEK DR.
94	841 S. SADDLE CREEK DR.	117	572 S. SADDLE CREEK DR.
95	841 S. SADDLE CREEK DR.	118	568 S. SADDLE CREEK DR.
96	841 S. SADDLE CREEK DR.	119	564 S. SADDLE CREEK DR.
97	841 S. SADDLE CREEK DR.	120	560 S. SADDLE CREEK DR.
98	841 S. SADDLE CREEK DR.	121	556 S. SADDLE CREEK DR.
99	841 S. SADDLE CREEK DR.	122	552 S. SADDLE CREEK DR.
100	841 S. SADDLE CREEK DR.	123	548 S. SADDLE CREEK DR.
101	841 S. SADDLE CREEK DR.	124	544 S. SADDLE CREEK DR.
102	841 S. SADDLE CREEK DR.	125	540 S. SADDLE CREEK DR.
103	841 S. SADDLE CREEK DR.	126	536 S. SADDLE CREEK DR.
104	841 S. SADDLE CREEK DR.	127	532 S. SADDLE CREEK DR.
105	841 S. SADDLE CREEK DR.	128	528 S. SADDLE CREEK DR.
106	841 S. SADDLE CREEK DR.	129	524 S. SADDLE CREEK DR.
107	841 S. SADDLE CREEK DR.	130	520 S. SADDLE CREEK DR.
108	841 S. SADDLE CREEK DR.	131	516 S. SADDLE CREEK DR.
109	841 S. SADDLE CREEK DR.	132	512 S. SADDLE CREEK DR.
110	841 S. SADDLE CREEK DR.	133	508 S. SADDLE CREEK DR.
111	841 S. SADDLE CREEK DR.	134	504 S. SADDLE CREEK DR.
112	841 S. SADDLE CREEK DR.	135	500 S. SADDLE CREEK DR.
113	841 S. SADDLE CREEK DR.	136	496 S. SADDLE CREEK DR.
114	841 S. SADDLE CREEK DR.	137	492 S. SADDLE CREEK DR.
115	841 S. SADDLE CREEK DR.	138	488 S. SADDLE CREEK DR.
116	841 S. SADDLE CREEK DR.	139	484 S. SADDLE CREEK DR.
117	841 S. SADDLE CREEK DR.	140	480 S. SADDLE CREEK DR.
118	841 S. SADDLE CREEK DR.	141	476 S. SADDLE CREEK DR.
119	841 S. SADDLE CREEK DR.	142	472 S. SADDLE CREEK DR.
120	841 S. SADDLE CREEK DR.	143	468 S. SADDLE CREEK DR.
121	841 S. SADDLE CREEK DR.	144	464 S. SADDLE CREEK DR.
122	841 S. SADDLE CREEK DR.	145	460 S. SADDLE CREEK DR.
123	841 S. SADDLE CREEK DR.	146	456 S. SADDLE CREEK DR.
124	841 S. SADDLE CREEK DR.	147	452 S. SADDLE CREEK DR.
125	841 S. SADDLE CREEK DR.	148	448 S. SADDLE CREEK DR.
126	841 S. SADDLE CREEK DR.	149	444 S. SADDLE CREEK DR.
127	841 S. SADDLE CREEK DR.	150	440 S. SADDLE CREEK DR.
128	841 S. SADDLE CREEK DR.	151	436 S. SADDLE CREEK DR.
129	841 S. SADDLE CREEK DR.	152	432 S. SADDLE CREEK DR.
130	841 S. SADDLE CREEK DR.	153	428 S. SADDLE CREEK DR.
131	841 S. SADDLE CREEK DR.	154	424 S. SADDLE CREEK DR.
132	841 S. SADDLE CREEK DR.	155	420 S. SADDLE CREEK DR.
133	841 S. SADDLE CREEK DR.	156	416 S. SADDLE CREEK DR.
134	841 S. SADDLE CREEK DR.	157	412 S. SADDLE CREEK DR.
135	841 S. SADDLE CREEK DR.	158	408 S. SADDLE CREEK DR.
136	841 S. SADDLE CREEK DR.	159	404 S. SADDLE CREEK DR.
137	841 S. SADDLE CREEK DR.	160	400 S. SADDLE CREEK DR.
138	841 S. SADDLE CREEK DR.	161	396 S. SADDLE CREEK DR.
139	841 S. SADDLE CREEK DR.	162	392 S. SADDLE CREEK DR.
140	841 S. SADDLE CREEK DR.	163	388 S. SADDLE CREEK DR.
141	841 S. SADDLE CREEK DR.	164	384 S. SADDLE CREEK DR.
142	841 S. SADDLE CREEK DR.	165	380 S. SADDLE CREEK DR.
143	841 S. SADDLE CREEK DR.	166	376 S. SADDLE CREEK DR.
144	841 S. SADDLE CREEK DR.	167	372 S. SADDLE CREEK DR.
145	841 S. SADDLE CREEK DR.	168	368 S. SADDLE CREEK DR.
146	841 S. SADDLE CREEK DR.	169	364 S. SADDLE CREEK DR.
147	841 S. SADDLE CREEK DR.	170	360 S. SADDLE CREEK DR.
148	841 S. SADDLE CREEK DR.	171	356 S. SADDLE CREEK DR.
149	841 S. SADDLE CREEK DR.	172	352 S. SADDLE CREEK DR.
150	841 S. SADDLE CREEK DR.	173	348 S. SADDLE CREEK DR.
151	841 S. SADDLE CREEK DR.	174	344 S. SADDLE CREEK DR.
152	841 S. SADDLE CREEK DR.	175	340 S. SADDLE CREEK DR.
153	841 S. SADDLE CREEK DR.	176	336 S. SADDLE CREEK DR.
154	841 S. SADDLE CREEK DR.	177	332 S. SADDLE CREEK DR.
155	841 S. SADDLE CREEK DR.	178	328 S. SADDLE CREEK DR.
156	841 S. SADDLE CREEK DR.	179	324 S. SADDLE CREEK DR.
157	841 S. SADDLE CREEK DR.	180	320 S. SADDLE CREEK DR.
158	841 S. SADDLE CREEK DR.	181	316 S. SADDLE CREEK DR.
159	841 S. SADDLE CREEK DR.	182	312 S. SADDLE CREEK DR.
160	841 S. SADDLE CREEK DR.	183	308 S. SADDLE CREEK DR.
161	841 S. SADDLE CREEK DR.	184	304 S. SADDLE CREEK DR.
162	841 S. SADDLE CREEK DR.	185	300 S. SADDLE CREEK DR.
163	841 S. SADDLE CREEK DR.	186	296 S. SADDLE CREEK DR.
164	841 S. SADDLE CREEK DR.	187	292 S. SADDLE CREEK DR.
165	841 S. SADDLE CREEK DR.	188	288 S. SADDLE CREEK DR.
166	841 S. SADDLE CREEK DR.	189	284 S. SADDLE CREEK DR.
167	841 S. SADDLE CREEK DR.	190	280 S. SADDLE CREEK DR.
168	841 S. SADDLE CREEK DR.	191	276 S. SADDLE CREEK DR.
169	841 S. SADDLE CREEK DR.	192	272 S. SADDLE CREEK DR.
170	841 S. SADDLE CREEK DR.	193	268 S. SADDLE CREEK DR.
171	841 S. SADDLE CREEK DR.	194	264 S. SADDLE CREEK DR.
172	841 S. SADDLE CREEK DR.	195	260 S. SADDLE CREEK DR.
173	841 S. SADDLE CREEK DR.	196	256 S. SADDLE CREEK DR.
174	841 S. SADDLE CREEK DR.	197	252 S. SADDLE CREEK DR.
175	841 S. SADDLE CREEK DR.	198	248 S. SADDLE CREEK DR.
176	841 S. SADDLE CREEK DR.	199	244 S. SADDLE CREEK DR.
177	841 S. SADDLE CREEK DR.	200	240 S. SADDLE CREEK DR.
178	841 S. SADDLE CREEK DR.	201	236 S. SADDLE CREEK DR.
179	841 S. SADDLE CREEK DR.	202	232 S. SADDLE CREEK DR.
180	841 S. SADDLE CREEK DR.	203	228 S. SADDLE CREEK DR.
181	841 S. SADDLE CREEK DR.	204	224 S. SADDLE CREEK DR.
182	841 S. SADDLE CREEK DR.	205	220 S. SADDLE CREEK DR.
183	841 S. SADDLE CREEK DR.	206	216 S. SADDLE CREEK DR.
184	841 S. SADDLE CREEK DR.	207	212 S. SADDLE CREEK DR.
185	841 S. SADDLE CREEK DR.	208	208 S. SADDLE CREEK DR.
186	841 S. SADDLE CREEK DR.	209	204 S. SADDLE CREEK DR.
187	841 S. SADDLE CREEK DR.	210	200 S. SADDLE CREEK DR.
188	841 S. SADDLE CREEK DR.	211	196 S. SADDLE CREEK DR.
189	841 S. SADDLE CREEK DR.	212	192 S. SADDLE CREEK DR.
190	841 S. SADDLE CREEK DR.	213	188 S. SADDLE CREEK DR.
191	841 S. SADDLE CREEK DR.	214	184 S. SADDLE CREEK DR.
192	841 S. SADDLE CREEK DR.	215	180 S. SADDLE CREEK DR.
193	841 S. SADDLE CREEK DR.	216	176 S. SADDLE CREEK DR.
194	841 S. SADDLE CREEK DR.	217	172 S. SADDLE CREEK DR.
195	841 S. SADDLE CREEK DR.	218	168 S. SADDLE CREEK DR.
196	841 S. SADDLE CREEK DR.	219	164 S. SADDLE CREEK DR.
197	841 S. SADDLE CREEK DR.	220	160 S. SADDLE CREEK DR.
198	841 S. SADDLE CREEK DR.	221	156 S. SADDLE CREEK DR.
199	841 S. SADDLE CREEK DR.	222	152 S. SADDLE CREEK DR.
200	841 S. SADDLE CREEK DR.	223	148 S. SADDLE CREEK DR.
201	841 S. SADDLE CREEK DR.	224	144 S. SADDLE CREEK DR.
202	841 S. SADDLE CREEK DR.	225	140 S. SADDLE CREEK DR.
203	841 S. SADDLE CREEK DR.	226	136 S. SADDLE CREEK DR.
204	841 S. SADDLE CREEK DR.	227	132 S. SADDLE CREEK DR.
205	841 S. SADDLE CREEK DR.	228	128 S. SADDLE CREEK DR.
206	841 S. SADDLE CREEK DR.	229	124 S. SADDLE CREEK DR.
207	841 S. SADDLE CREEK DR.	230	120 S. SADDLE CREEK DR.
208	841 S. SADDLE CREEK DR.	231	116 S. SADDLE CREEK DR.
209	841 S. SADDLE CREEK DR.	232	112 S. SADDLE CREEK DR.
210	841 S. SADDLE CREEK DR.	233	108 S. SADDLE CREEK DR.
211	841 S. SADDLE CREEK DR.	234	104 S. SADDLE CREEK DR.
212	841 S. SADDLE CREEK DR.	235	100 S. SADDLE CREEK DR.
213	841 S. SADDLE CREEK DR.	236	96 S. SADDLE CREEK DR.
214	841 S. SADDLE CREEK DR.	237	92 S. SADDLE CREEK DR.
215	841 S. SADDLE CREEK DR.	238	88 S. SADDLE CREEK DR.
216	841 S. SADDLE CREEK DR.	239	84 S. SADDLE CREEK DR.
217	841 S. SADDLE CREEK DR.	240	80 S. SADDLE CREEK DR.
218	841 S. SADDLE CREEK DR.	241	76 S. SADDLE CREEK DR.
219	841 S. SADDLE CREEK DR.	242	72 S. SADDLE CREEK DR.
220	841 S. SADDLE CREEK DR.	243	68 S. SADDLE CREEK DR.
221	841 S. SADDLE CREEK DR.	244	64 S. SADDLE CREEK DR.
222	841 S. SADDLE CREEK DR.	245	60 S. SADDLE CREEK DR.
223	841 S. SADDLE CREEK DR.	246	56 S. SADDLE CREEK DR.
224	841 S. SADDLE CREEK DR.	247	52 S. SADDLE CREEK DR.
225	841 S. SADDLE CREEK DR.	248	48 S. SADDLE CREEK DR.
226	841 S. SADDLE CREEK DR.	249	44 S. SADDLE CREEK DR.
227	841 S. SADDLE CREEK DR.	250	40 S. SADDLE CREEK DR.
228	841 S. SADDLE CREEK DR.	251	36 S. SADDLE CREEK DR.
229	841 S. SADDLE CREEK DR.	252	32 S. SADDLE CREEK DR.
230	841 S. SADDLE CREEK DR.	253	28 S. SADDLE CREEK DR.
231	841 S. SADDLE CREEK DR.	254	24 S. SADDLE CREEK DR.
232	841 S. SADDLE CREEK DR.	255	20 S. SADDLE CREEK DR.
233	841 S. SADDLE CREEK DR.	256	16 S. SADDLE CREEK DR.
234	841 S. SADDLE CREEK DR.	257	12 S. SADDLE CREEK DR.
235	841 S. SADDLE CREEK DR.	258	8 S. SADDLE CREEK DR.
236	841 S. SADDLE CREEK DR.	259	4 S. SADDLE CREEK DR.
237	841 S. SADDLE CREEK DR.	260	0 S. SADDLE CREEK DR.
238	841 S. SADDLE CREEK DR.	261	0 S. SADDLE CREEK DR.
239	841 S. SADDLE CREEK DR.	262	0 S. SADDLE CREEK DR.

CURVE TABLE					
CURVE	LENGTH (in)	RADIUS (in)	BETA ANGLE (deg)	CHOP READING (in)	CHOP LENGTH (in)
C1	24.00	50.00	30° 00' 00"	MP 01-01" 14	14.85
C2	144.00	133.00	30° 45' 00"	MP 02-00" 48	47.74
C3	180.00	166.00	31° 30' 00"	MP 03-00" 36	54.84
C4	216.00	200.00	32° 15' 00"	MP 04-00" 24	61.94
C5	252.00	234.00	33° 00' 00"	MP 05-00" 12	69.04
C6	288.00	268.00	33° 45' 00"	MP 06-00" 00	76.14
C7	324.00	302.00	34° 30' 00"	MP 07-00" 00	83.24
C8	360.00	336.00	35° 15' 00"	MP 08-00" 00	90.34
C9	396.00	370.00	36° 00' 00"	MP 09-00" 00	97.44
C10	432.00	404.00	36° 45' 00"	MP 10-00" 00	104.54
C11	468.00	438.00	37° 30' 00"	MP 11-00" 00	111.64
C12	504.00	472.00	38° 15' 00"	MP 12-00" 00	118.74
C13	540.00	506.00	39° 00' 00"	MP 13-00" 00	125.84
C14	576.00	540.00	39° 45' 00"	MP 14-00" 00	132.94
C15	612.00	574.00	40° 30' 00"	MP 15-00" 00	140.04
C16	648.00	608.00	41° 15' 00"	MP 16-00" 00	147.14
C17	684.00	642.00	42° 00' 00"	MP 17-00" 00	154.24
C18	720.00	676.00	42° 45' 00"	MP 18-00" 00	161.34
C19	756.00	710.00	43° 30' 00"	MP 19-00" 00	168.44
C20	792.00	744.00	44° 15' 00"	MP 20-00" 00	175.54
C21	828.00	778.00	45° 00' 00"	MP 21-00" 00	182.64
C22	864.00	812.00	45° 45' 00"	MP 22-00" 00	189.74
C23	900.00	846.00	46° 30' 00"	MP 23-00" 00	196.84
C24	936.00	880.00	47° 15' 00"	MP 24-00" 00	203.94
C25	972.00	914.00	48° 00' 00"	MP 25-00" 00	211.04
C26	1008.00	948.00	48° 45' 00"	MP 26-00" 00	218.14
C27	1044.00	982.00	49° 30' 00"	MP 27-00" 00	225.24
C28	1080.00	1016.00	50° 15' 00"	MP 28-00" 00	232.34
C29	1116.00	1050.00	51° 00' 00"	MP 29-00" 00	239.44
C30	1152.00	1084.00	51° 45' 00"	MP 30-00" 00	246.54
C31	1188.00	1118.00	52° 30' 00"	MP 31-00" 00	253.64
C32	1224.00	1152.00	53° 15' 00"	MP 32-00" 00	260.74
C33	1260.00	1186.00	54° 00' 00"	MP 33-00" 00	267.84
C34	1296.00	1220.00	54° 45' 00"	MP 34-00" 00	274.94
C35	1332.00	1254.00	55° 30' 00"	MP 35-00" 00	282.04
C36	1368.00	1288.00	56° 15' 00"	MP 36-00" 00	289.14
C37	1404.00	1322.00	57° 00' 00"	MP 37-00" 00	296.24
C38	1440.00	1356.00	57° 45' 00"	MP 38-00" 00	303.34
C39	1476.00	1390.00	58° 30' 00"	MP 39-00" 00	310.44
C40	1512.00	1424.00	59° 15' 00"	MP 40-00" 00	317.54
C41	1548.00	1458.00	60° 00' 00"	MP 41-00" 00	324.64
C42	1584.00	1492.00	60° 45' 00"	MP 42-00" 00	331.74
C43	1620.00	1526.00	61° 30' 00"	MP 43-00" 00	338.84
C44	1656.00	1560.00	62° 15' 00"	MP 44-00" 00	345.94
C45	1692.00	1594.00	63° 00' 00"	MP 45-00" 00	353.04
C46	1728.00	1628.00	63° 45' 00"	MP 46-00" 00	360.14
C47	1764.00	1662.00	64° 30' 00"	MP 47-00" 00	367.24
C48	1800.00	1696.00	65° 15' 00"	MP 48-00" 00	374.34
C49	1836.00	1730.00	66° 00' 00"	MP 49-00" 00	381.44
C50	1872.00	1764.00	66° 45' 00"	MP 50-00" 00	388.54
C51	1908.00	1798.00	67° 30' 00"	MP 51-00" 00	395.64
C52	1944.00	1832.00	68° 15' 00"	MP 52-00" 00	402.74
C53	1980.00	1866.00	69° 00' 00"	MP 53-00" 00	409.84
C54	2016.00	1900.00	69° 45' 00"	MP 54-00" 00	416.94
C55	2052.00	1934.00	70° 30' 00"	MP 55-00" 00	424.04
C56	2088.00	1968.00	71° 15' 00"	MP 56-00" 00	431.14
C57	2124.00	2002.00	72° 00' 00"	MP 57-00" 00	438.24
C58	2160.00	2036.00	72° 45' 00"	MP 58-00" 00	445.34
C59	2196.00	2070.00	73° 30' 00"	MP 59-00" 00	452.44
C60	2232.00	2104.00	74° 15' 00"	MP 60-00" 00	459.54
C61	2268.00	2138.00	75° 00' 00"	MP 61-00" 00	466.64
C62	2304.00	2172.00	75° 45' 00"	MP 62-00" 00	473.74
C63	2340.00	2206.00	76° 30' 00"	MP 63-00" 00	480.84
C64	2376.00	2240.00	77° 15' 00"	MP 64-00" 00	487.94
C65	2412.00	2274.00	78° 00' 00"	MP 65-00" 00	495.04
C66	2448.00	2308.00	78° 45' 00"	MP 66-00" 00	502.14
C67	2484.00	2342.00	79° 30' 00"	MP 67-00" 00	509.24
C68	2520.00	2376.00	80° 15' 00"	MP 68-00" 00	516.34
C69	2556.00	2410.00	81° 00' 00"	MP 69-00" 00	523.44
C70	2592.00	2444.00	81° 45' 00"	MP 70-00" 00	530.54
C71	2628.00	2478.00	82° 30' 00"	MP 71-00" 00	537.64
C72	2664.00	2512.00	83° 15' 00"	MP 72-00" 00	544.74
C73	2700.00	2546.00	84° 00' 00"	MP 73-00" 00	551.84
C74	2736.00	2580.00	84° 45' 00"	MP 74-00" 00	558.94
C75	2772.00	2614.00	85° 30' 00"	MP 75-00" 00	566.04
C76	2808.00	2648.00	86° 15' 00"	MP 76-00" 00	573.14
C77	2844.00	2682.00	87° 00' 00"	MP 77-00" 00	580.24
C78	2880.00	2716.00	87° 45' 00"	MP 78-00" 00	587.34
C79	2916.00	2750.00	88° 30' 00"	MP 79-00" 00	594.44
C80	2952.00	2784.00	89° 15' 00"	MP 80-00" 00	601.54
C81	2988.00	2818.00	90° 00' 00"	MP 81-00" 00	608.64
C82	3024.00	2852.00	90° 45' 00"	MP 82-00" 00	615.74
C83	3060.00	2886.00	91° 30' 00"	MP 83-00" 00	622.84
C84	3096.00	2920.00	92° 15' 00"	MP 84-00" 00	629.94
C85	3132.00	2954.00	93° 00' 00"	MP 85-00" 00	637.04
C86	3168.00	2988.00	93° 45' 00"	MP 86-00" 00	644.14
C87	3204.00	3022.00	94° 30' 00"	MP 87-00" 00	651.24
C88	3240.00	3056.00	95° 15' 00"	MP 88-00" 00	658.34
C89	3276.00	3090.00	96° 00' 00"	MP 89-00" 00	665.44
C90	3312.00	3124.00	96° 45' 00"	MP 90-00" 00	672.54
C91	3348.00	3158.00	97° 30' 00"	MP 91-00" 00	679.64
C92	3384.00	3192.00	98° 15' 00"	MP 92-00" 00	686.74
C93	3420.00	3226.00	99° 00' 00"	MP 93-00" 00	693.84
C94	3456.00	3260.00	99° 45' 00"	MP 94-00" 00	700.94
C95	3492.00	3294.00	100° 30' 00"	MP 95-00" 00	708.04
C96	3528.00	3328.00	101° 15' 00"	MP 96-00" 00	715.14
C97	3564.00	3362.00	102° 00' 00"	MP 97-00" 00	722.24
C98	3600.00	3396.00	102° 45' 00"	MP 98-00" 00	729.34
C99	3636.00	3430.00	103° 30' 00"	MP 99-00" 00	736.44
C100	3672.00	3464.00	104° 15' 00"	MP 100-00" 00	743.54

APPROVED BY THE FOLLOWING UTILITIES:

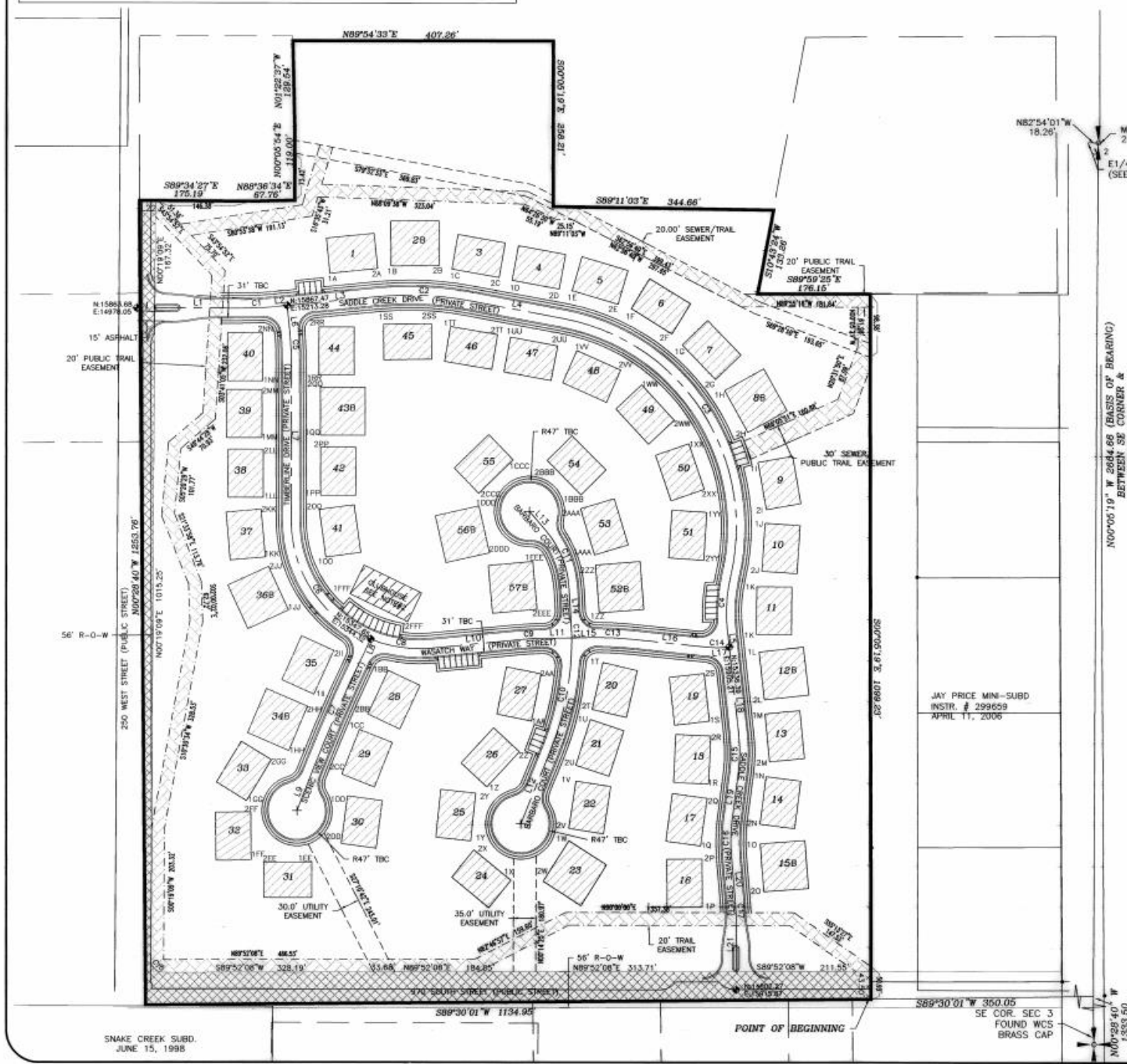
	<u>8/6/2007</u>
MEADOW SPRING COMPANY	DATE:
	<u>8/7/2007</u>
MEADOW SANITATION DISTRICT	DATE:

THE CITY COUNCIL OF SIOUX CITY, IOWA, COUNTY, STATE OF IOWA, HEREBY APPROVES
PLANNED UNIT DEVELOPMENT AND ACCEPTS THE DEDICATION OF EASEMENTS AND PUBLIC
RIGHTS-OF-WAY HEREON SHOWN.

THIS 30TH DAY OF JULY, 2007

APPROVED: Crista Taylor ATTEST: Brenda Wilson
MAYOR CLERK-RECORDER

APPROVED: Kraig Knell ATTEST: Janet Knell
CITY ATTORNEY CITY CLERK
APPROVED BY: Janet Knell 9-25-0
WASHINGTON COUNTY SHERIFF

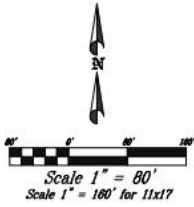


N00°06'19" W 264.66 (BASIS OF BEARING)
BETWEEN SE CORNER &

JAY PRICE MINI-SUBD
INSTR. # 299659
APRIL 11, 2006

S89°30'01" W 350.05
SE COR. SEC. 3
FOUND WCS
BRASS CAP

N00°28'40" W
1593.50



LAND USE CALCULATIONS:

TOTAL AREA	31.99 AC
# OF LOTS	38 LOTS
OPEN SPACE	6.14 AC (19.19%)
	(15% REQUIRED)
ZONE	R-1--22
MIN. LOT SIZE	0.50
MIN. FRONTAGE	110.18'
	(FRONTAGE REDUCED BY 4.19%)
	ADDITIONAL OPEN SPACE ABOVE 15%

THIS DOCUMENT IS RELEASED
FOR REVIEW ONLY. IT IS NOT
INTENDED FOR CONSTRUCTION
UNLESS SIGNED AND SEALED.
PAUL D. NEHS, P.E.
SERIAL NO. 205595
DATED 12 DEC 2018

WATKINS
SADDLE CREEK SUBDIVISION

CONCEPT PLAN



DESIGN BY: PDB
DRAWN BY: CNB
DATE: 12 DEC 2018
REV: 1



DISCUSSION POINTS

- Density reduction of 19 dwellings
- Financial impact of a PUD vs a standard subdivision
 - Public vs private roads
- Setbacks from 970 South and 250 West
- Potential view impacts from surrounding properties
- Timing of on-site and off-site improvements
 - Current approval is one plat while proposal will be phased
 - Traffic impact fee reimbursement of \$156,750
- Affordable housing - \$2,800 per unit
- Water extension line agreements
 - 250 West - \$5,776.38
 - Center Street - \$40,943.39

Neighbors of Saddle Creek Ranch



Date: December 13, 2018

Attn: Midway City Planning Commission & City Council

RE: Newly Proposed ½ Acre Subdivision to Replace Formerly Approved Saddle Creek Ranch PUD

Dear City Officials:

It has come to our attention that the owners of Saddle Creek Ranch PUD that comprises approx. 34 acres off of 970 S 250 W in Midway are proposing a new ½ acre subdivision. We are in favor of the 1/2 acre lot concept plan that has a lower density and is more compatible with the existing homes and lots along 970 South and 250 West. We feel that planned unit developments should be discouraged in this part of Midway.

Neighbors of Saddle Creek Ranch



Date: December 13, 2018

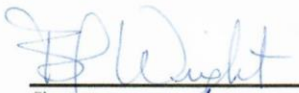
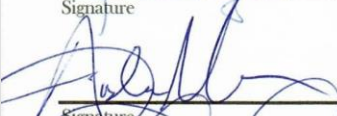
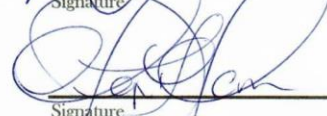
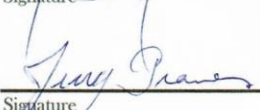
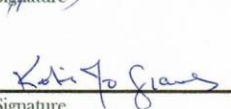
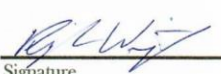
Attn: Midway City Planning Commission & City Council

RE: Newly Proposed 1/2 Acre Subdivision to Replace Formerly Approved Saddle Creek Ranch PUD

Dear City Officials:

It has come to our attention that the owners of Saddle Creek Ranch PUD that comprises approx. 34 acres off of 970 S 250 W in Midway are proposing a new 1/2 acre subdivision. We are in favor of the 1/2 acre lot concept plan that has a lower density and is more compatible with the existing homes and lots along 970 South and 250 West. We feel that planned unit developments should be discouraged in this part of Midway.

Sincerely,

	B.J. Wright	1431 West 970 South Midway, Lot
Signature	Printed Name	Address
	Austin McFee	Lot 2, 970 South Midway
Signature	Printed Name	Address
	Megan McFee	Lot 2, 970 South Midway
Signature	Printed Name	Address
	Jerry Graves	Lot 1, 970 South Midway
Signature	Printed Name	Address
	Kobi Graves	Lot 1 970 South Midway
Signature	Printed Name	Address
	Kobi Graves	1311 West 970 South Midway
Signature	Printed Name	Address
	Lanawright	1311 W 970 South Midway
Signature	Printed Name	Address

Byrm Day

Signature

Byrm Day

Printed Name

30 W. 970 S. Midway

Address

Lesa Day

Signature

Lesa Day

Printed Name

Address

Wayne Huffaker

Signature

Wayne Huffaker

Printed Name

760 S. 250 W

Address

Susan Steffen

Signature

Printed Name

Address



Susan Steffen MD
740 S Appenzell Ct
Midway, UT 84049

Becky Price

Signature

Becky Price

Printed Name

712 S. Centerst.

Address

Jay Price

Signature

Jay Price

Printed Name

712 S. Center St.

Address

ADJOURNMENT

















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- TROD
- Midway City Boundary
- Midway Growth Boundary
- Rivers
- Roads
- Water Body

Zoning

Q & UP	R-1-22
C-2	R-1-7
C-3	R-1-9
R-1-11	RA-1-63
R-1-15	R2
	RA-1-63 / R2

 **MOUNTAINLAND**
HOSPITALITY RESORTS AND GOLF COURSES

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