



LOCATION OF
PROJECT



VICINITY MAP
SCALE: N.T.S.

SHEET INDEX

- C-1
- COVER SHEET
- C-2
- PLAT
- C-3
- UTILITY PLAN
- C-4
- GRADING PLAN
- D-1
- DETAIL SHEET

DENSITY TABLE:
ZONING CLASSIFICATION: R-1-15,000
TOTAL NUMBER OF LOTS: 4
TOTAL ACREAGE: 1.993 AC.
TOTAL ACREAGE IN LOTS: 1.993 AC.
TOTAL ACREAGE DEDICATED FOR STREET RIGHT-OF-WAY: 0.00 AC.
DENSITY: 2.00 LOTS/ACRE

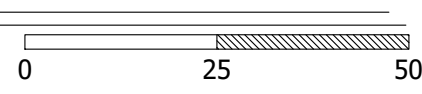
EVELYN'S VIEW SUBDIVISION

CHAD BROWN (801-318-8654)
551 NORTH ELK RIDGE DR., ELK RIDGE, UTAH COUNTY, UTAH





COVER SHEET
SCALE: 1" = 25'





APEX
Engineering, Inc.
661 North Main, Spanish Fork, UT

REVISIONS		REMARKS
DATE	BY	



EVELYN'S VIEW SUBDIVISION
COVER SHEET

FOR: **CHAD BROWN**

LOCATION: **ELK RIDGE, UT**

DATE: **10-16-2020**



LOCATION OF PROJECT

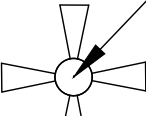


VICINITY MAP
SCALE: N.T.S.

WEST QUARTER CORNER
SECTION 23, TOWNSHIP 9 SOUTH,
RANGE 2 EAST, SLB&M

Curve Table					
Curve #	Length	Radius	Delta	Chord	Chord Bearing
C1	18.84	15.00	71.95	17.62	N48° 08' 56"E

NORTHWEST CORNER,
SECTION 23, TOWNSHIP 9 SOUTH,
RANGE 2 EAST, SLB&M



S. 00°46'14" E. 19.71 FT

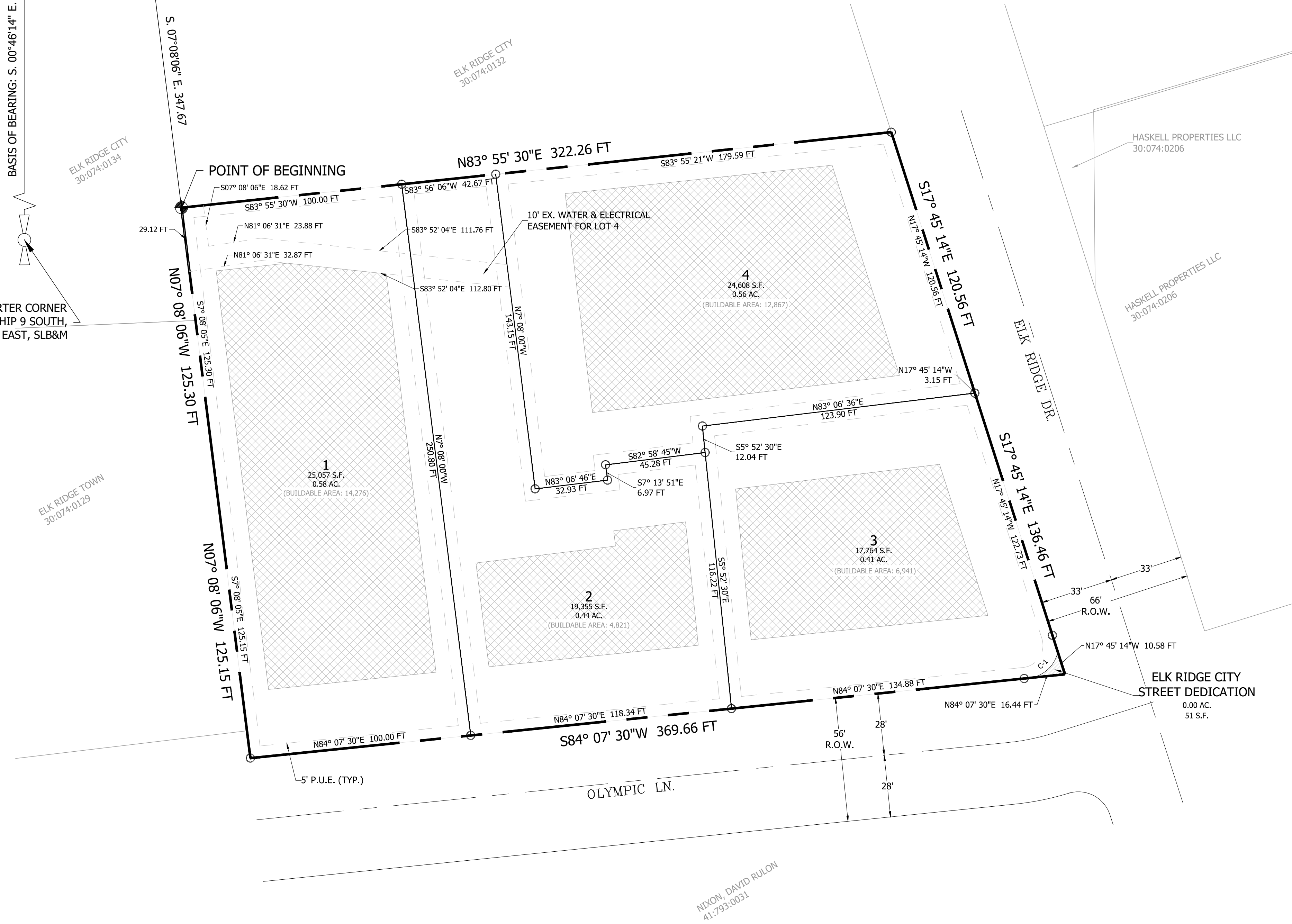
EAST 870.99 FT

BASIS OF BEARING: S. 00°46'14" E. 2643.81 FT

ELK RIDGE CITY
30:074:0124

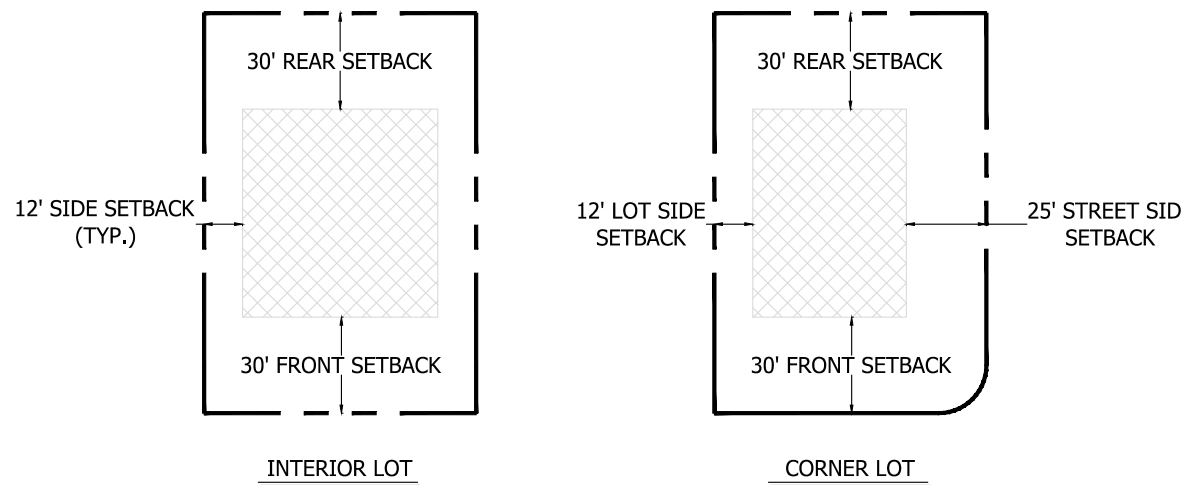
ELK RIDGE TOWN
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EVELYN'S VIEW SUBDIVISION
PLAT "A"



LEGEND

- SET 3/8" REBAR & PLASTIC CAP MARKED LS 152774
- BOUNDARY LINE
- LOT LINE
- RIGHT OF WAY LINE
- PUBLIC UTILITY EASEMENT LINE
- STREET DEDICATION TO ELK RIDGE CITY
- BUILDING ENVELOPE



SETBACK DETAIL



Scale: 1" = 30'

SURVEYOR'S CERTIFICATE

I, CORY I. SQUIRE, DO HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, AND THAT I HOLD A LICENSE IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT, UTAH CODE ANNOTATED, 1953 AS AMENDED, CERTIFICATE NO. 5561206. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW, HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS, STREETS, AND EASEMENTS, HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17, UTAH CODE ANNOTATED, 1953 AS AMENDED, HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REPRESENTED ON THE PLAT. I FURTHER CERTIFY THAT EVERY EXISTING RIGHT-OF-WAY AND EASEMENT GRANT OF RECORD FOR UNDERGROUND FACILITIES, AS DEFINED IN SECTION 54-8A-2, UTAH CODE ANNOTATED, 1953 AS AMENDED, AND FOR OTHER UTILITY FACILITIES, IS ACCURATELY DESCRIBED ON THIS PLAT, AND THAT THIS PLAT IS TRUE AND CORRECT.

(SEE SEAL BELOW)

BOUNDARY DESCRIPTION

A PARCEL OF LAND THAT LIES FULLY WITHIN THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 9 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN. BASIS OF BEARING LIES BETWEEN THE NORTHWEST CORNER AND THE WEST QUARTER CORNER OF SAID SECTION 23 (UTAH COORDINATE SYSTEM 1983 CENTRAL ZONE S. 00°46'14" E. 2643.81 FEET) MORE PARTICULAR DESCRIBED BELOW:

BEGINNING AT THE NORTHWEST CORNER OF A BOUNDARY LINE AGREEMENT AS RECORDED IN THE UTAH COUNTY RECORDER'S OFFICE ENTRY NO. 72466.2001, SAID NORTHWEST CORNER LIES 19.71 FEET S. 00°29'48" E. ALONG THE SECTION LINE AND 870.99 FEET EAST, AND 347.67 FEET S. 07°08'06" E. FROM THE WEST QUARTER CORNER OF SECTION 23, TOWNSHIP 9 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, RUNNING THENCE N. 83°55'30" E. 322.26 FEET ALONG SAID BOUNDARY LINE AGREEMENT TO THE WESTERLY RIGHT-OF-WAY LINE OF PARK DRIVE, THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE THE FOLLOWING (2) TWO COURSES: (1) S. 17°45'14" E. 120.56 FEET TO THE SOUTHEAST CORNER OF SAID BOUNDARY LINE AGREEMENT, (2) S. 17°45'14" E. 136.46 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF WEST OLYMPIC LANE, THENCE S. 84°07'30" W. 369.66 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY LINE TO A FENCE CORNER AND TO AN EASTERLY CORNER OF HASKELL GOLF COURSE SUBDIVISION AMENDED AS RECORDED IN THE UTAH COUNTY RECORDER'S OFFICE MAP NO. 14417, THENCE N. 07°08'06" W. 125.15 FEET ALONG A BOUNDARY LINE AGREEMENT AS RECORDED IN THE UTAH COUNTY RECORDER'S OFFICE ENTRY NO. 72465.2001 TO THE SOUTHWEST CORNER OF AN BOUNDARY LINE AGREEMENT AS RECORDED IN THE UTAH COUNTY RECORDER'S OFFICE ENTRY NO. 72465.2001, THENCE N. 07°08'06" W. 125.30 FEET ALONG SAID BOUNDARY LINE AGREEMENT TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 86.836 SQUARE FEET IN AREA OR 1.993 ACRES MORE OR LESS.

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT I, WE, THE UNDERSIGNED OWNER(S) OF THE HEREON DESCRIBED TRACT OF LAND, HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND STREETS AS SHOWN ON THIS PLAT AND NAME SAID PLAT SUBDIVISION NAME, AND DO HEREBY DEDICATE, GRANT AND CONVEY TO HEBER CITY, UTAH: (1) ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS STREETS, THE SAME TO BE USED AS PUBLIC HIGHWAYS FOREVER; (2) THOSE CERTAIN PUBLIC UTILITY AND DRAINAGE EASEMENTS AS SHOWN HEREON, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE, AND OPERATION OF PUBLIC UTILITY SERVICE LINES AND DRAINAGE; AND (3) THOSE PARCELS DESIGNATED AS PUBLIC OPEN SPACE, PARKS, TRAIL OR EASEMENTS, OR OF SIMILAR DESIGNATION. IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS.

THIS _____ DAY OF _____, 2020.

OWNER'S SIGNATURE _____ DATE _____

ACKNOWLEDGMENT

STATE OF UTAH S
COUNTY OF _____

ON THIS _____ DAY OF _____, A.D. 2020, PERSONALLY APPEARED BEFORE ME THE SIGNERS OF THE FOREGOING OWNERS DEDICATION WHO DULY ACKNOWLEDGED TO ME THAT THEY DID EXECUTE THE SAME.

MY COMMISSION NUMBER: _____ SIGNED (NOTARY PUBLIC COMMISSIONED IN UTAH)
MY COMMISSION EXPIRES: _____ PRINTED FULL NAME OF NOTARY

PLANNING COMMISSION APPROVAL

APPROVED THIS _____ DAY OF _____, A.D. 2020, BY THE PLANNING COMMISSION OF ELK RIDGE CITY.

CHAIRMAN, PLANNING COMMISSION

COUNTY RECORDER

ENTRY # _____ DATE _____ TIME _____
FEE _____ BK _____ PG _____ FOR _____
BY _____ COUNTY RECORDER

ACCEPTANCE BY LEGISLATIVE BODY

THE CITY COUNCIL OF CITY, COUNTY OF UTAH APPROVES THIS SUBDIVISION AND HEREBY ACCEPTS THE DEDICATION OF ALL STREETS, EASEMENTS, AND OTHER PARCELS OF LAND INTENDED FOR PUBLIC PURPOSES FOR THE PERPETUAL USE OF THE PUBLIC THIS _____ DAY OF _____, A.D. 2020.

APPROVED:

MAYOR'S SIGNATURE _____ DATE _____
CITY ATTORNEY'S SIGNATURE _____ DATE _____
CITY ENGINEER'S SIGNATURE _____ DATE _____
ATTEST:
CITY RECORDER'S SIGNATURE (SEE SEAL BELOW) _____ DATE _____
COUNTY RECORDER'S SIGNATURE (SEE SEAL BELOW) _____ DATE _____

EVELYN'S VIEW SUBDIVISION
PLAT "A"

A RESIDENTIAL SUBDIVISION IN
ELK RIDGE, UTAH COUNTY, UTAH

RECORDER SEAL CITY ENGINEER SEAL RECORDER SEAL SURVEYOR SEAL

EVELYN'S VIEW SUBDIVISION

CHAD BROWN (801-318-8654)

551 NORTH ELK RIDGE DR., ELK RIDGE, UTAH COUNTY, UTAH



UTILITY PLAN
SCALE: 1" = 30'
0 30 60



REVISIONS	
DATE	REMARKS



EVELYN'S VIEW SUBDIVISION
UTILITY PLAN

FOR: **CHAD BROWN**

LOCATION: **ELK RIDGE, UT**

DATE: **10-16-2020**

EVELYN'S VIEW SUBDIVISION

CHAD BROWN (801-318-8654)

551 NORTH ELK RIDGE DR., ELK RIDGE, UTAH COUNTY, UTAH



GRADING PLAN
SCALE: 1" = 20'
0 20 40

REVISIONS		REMARKS
DATE	BY	



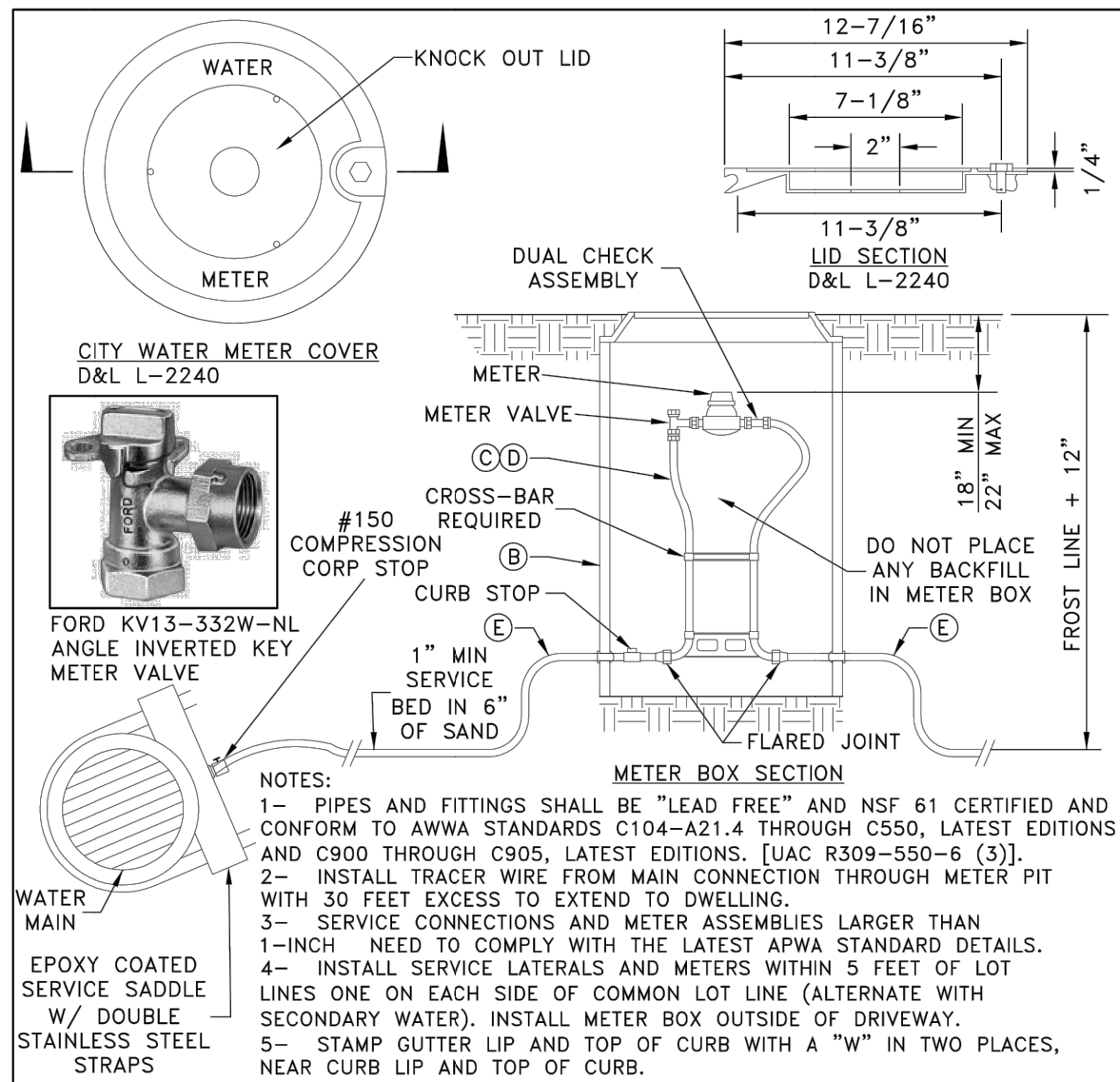
EVELYN'S VIEW SUBDIVISION
UTILITY PLAN

DATE: 10-16-2020

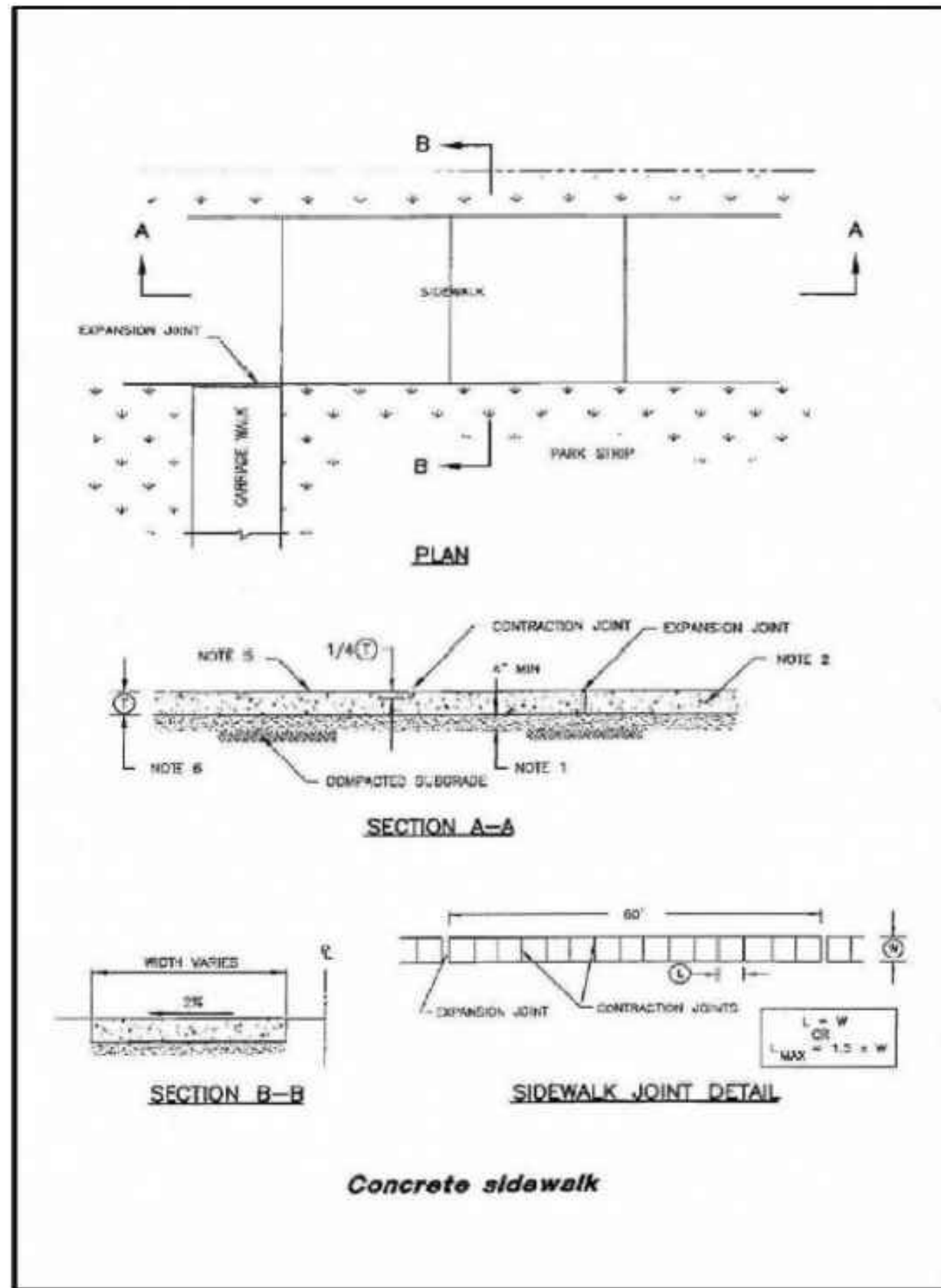
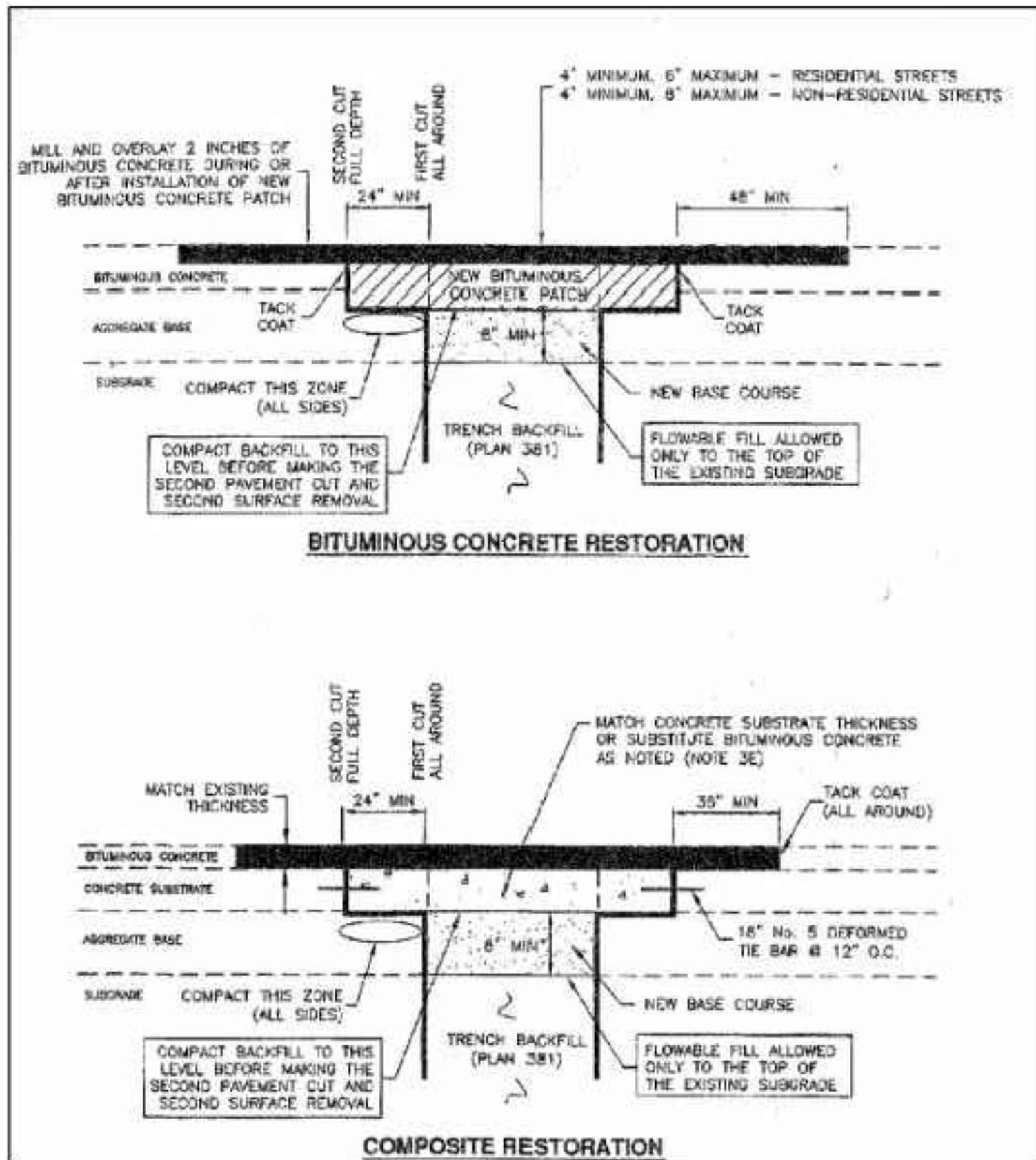
LOCATION: ELK RIDGE, UT

FOR: CHAD BROWN

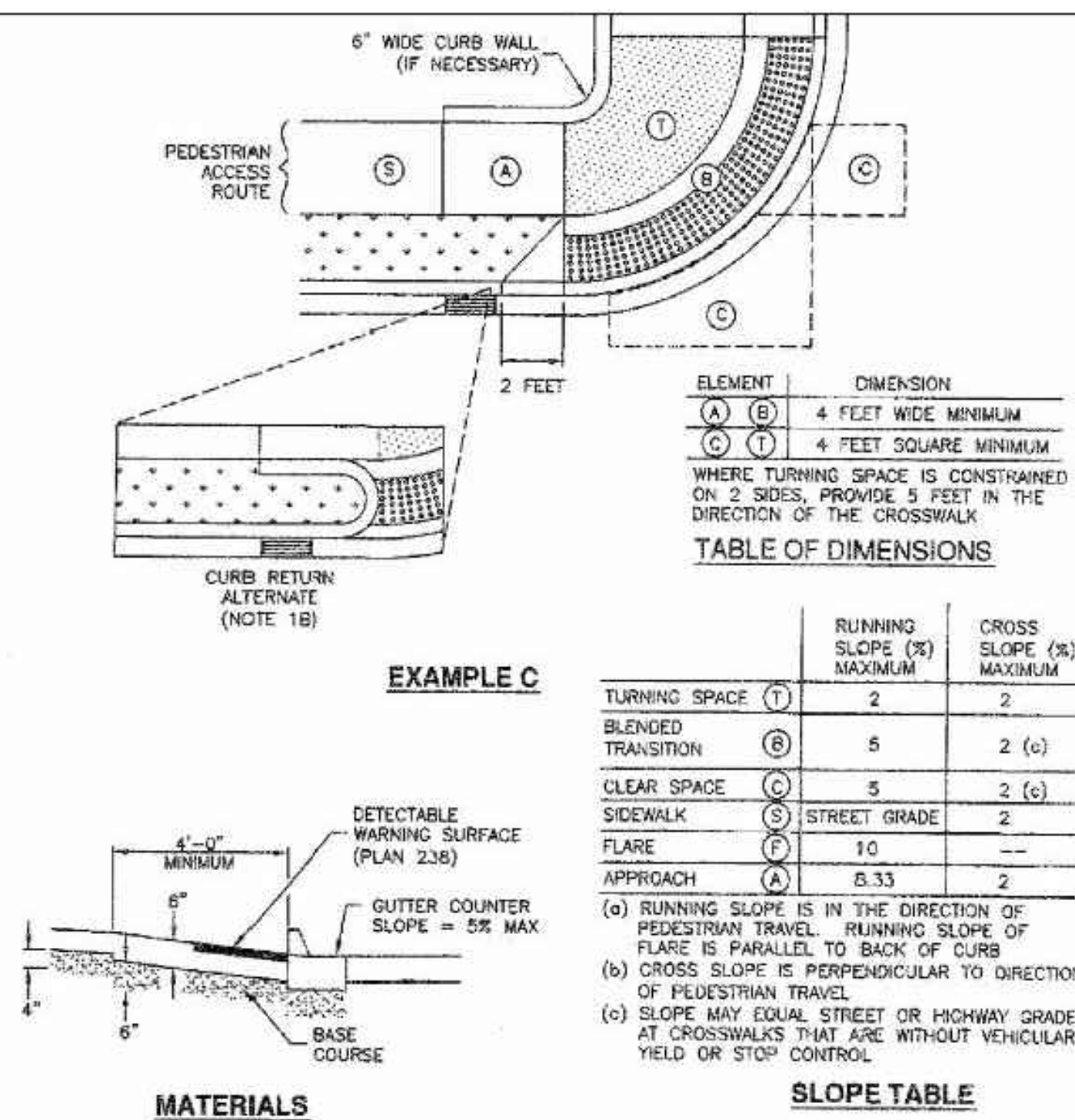
DRAWING: C-4



CITY OF ELK RIDGE
SERVICE CONNECTION & METER ASSEMBLY



- UNTREATED BASE COURSE:** Provide material specified in APWA Section 02060. Do not use gravel or sewer rock. Place per APWA Section 02322. Compact per APWA Section 02324 to a modified proctor density of 95-percent or greater. Maximum lift thickness is 8-inches before compaction.
- CONCRETE:** Class 4000 per APWA Section 03304. Place per APWA Section 02770. Cure per APWA Section 03390.
 - If necessary, provide concrete that achieves design strength in less than 7 days. Use caution, however, as spider cracks develop if air temperature exceeds 90 degrees F.
 - Unless shown otherwise, provide 1/2-inch radius on concrete edges exposed to public view.
- FINISH:** Fire hair broom on longitudinal grades under 6% and rough hair broom on longitudinal grades over 6%.
- DEPTH OF SIDEWALK (T):**
 - New construction: Nominal 6" in residential zones, 8" in non-residential zones.
 - Removal and replacement construction: Match existing.

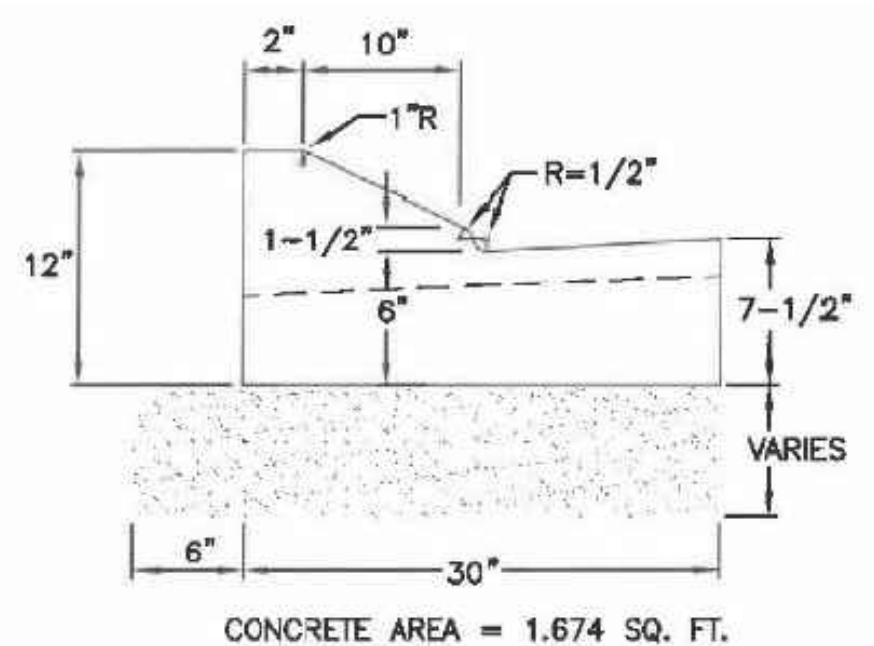
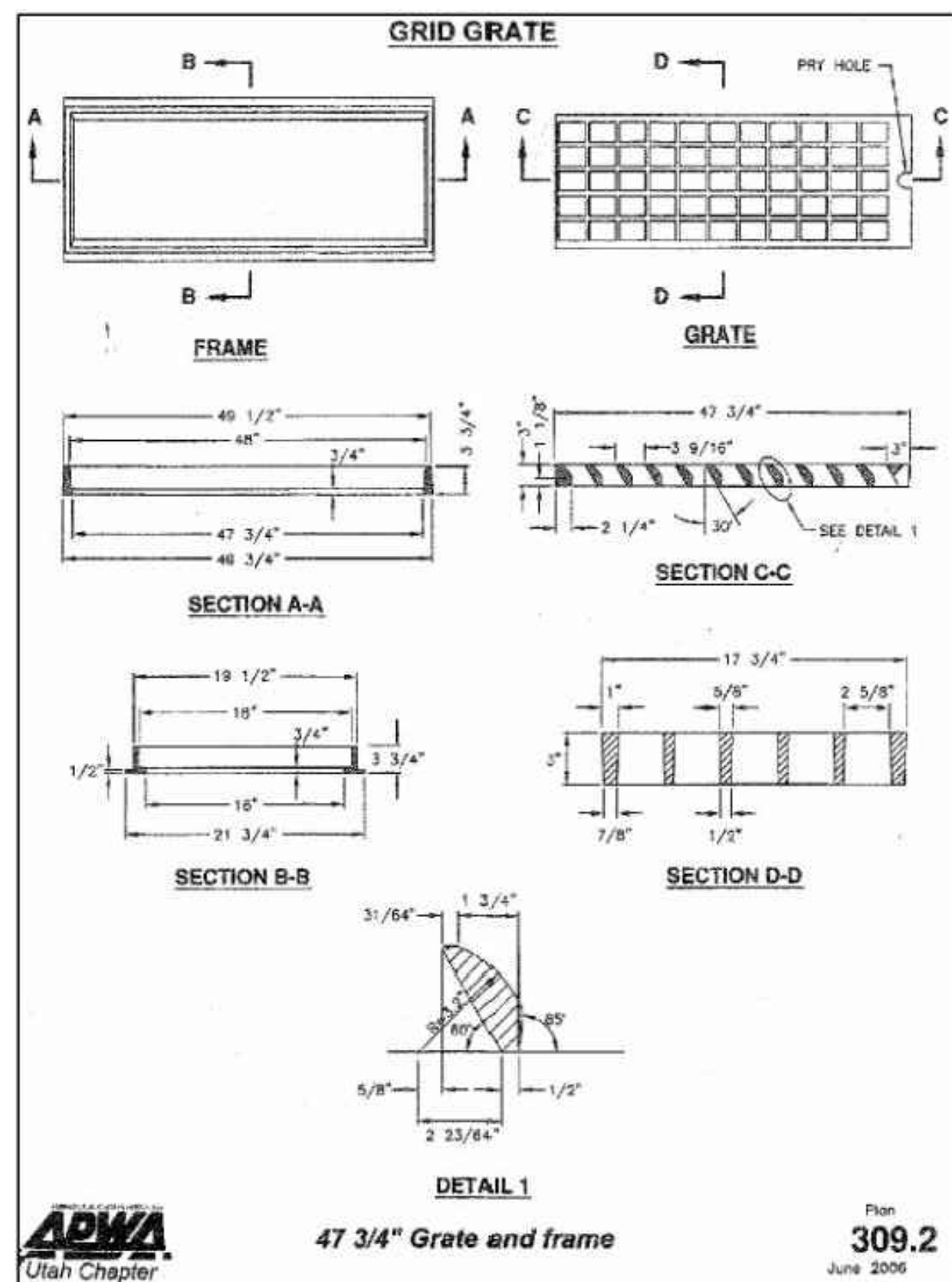


Corner curb cut assembly

Plan
235.2
September 2011

Bituminous pavement T-patch

- GENERAL**
 - Vertical cuts in bituminous pavement may be done by saw or pavement zipping. If cuts greater than 5 inches are necessary to prevent pavement "break off" consult ENGINEER for directions on handling additional costs.
 - Repair a T-patch restoration if any of the following conditions occur prior to final payment or at the end of the one year correction period.
 - Pavement surface distortion exceeds 1/4-inch deviation in 10 feet. Repair option - plane off surface distortions, coat plane surface with a cationic or anionic emulsion that complies with APWA Section 32 12 03.
 - Separation appears at a connection to an existing pavement or any Street Fixture. Repair option - blow separation clean and apply joint sealant, Plan 265.
 - Cracks at least 1-foot long and 1/4-inch wide occur more often than 1 in 10 square feet. Repair option - blow clean and apply crack seal, Plan 265.
 - Pavement raveling is greater than 1 square foot per 100 square feet. Repair option - Mill and inlay, APWA Sections 32 01 16.71 and 32 12 05.
- PRODUCTS**
 - Base Course: Untreated base course, APWA Section 32 11 23. Do not use gravel as a base course without ENGINEER's permission.
 - Flowable Fill: Target is 60 psi in 28 days with 90 psi maximum in 28 days, APWA Section 31 05 15. It must flow easily requiring no vibration for consolidation.
 - Reinforcement: No. 5, galvanized or epoxy coated, deformed, 60 ksi yield grade steel, ASTM A615.
 - Concrete: Class 4000, APWA Section 03 30 04.
 - Tack Coat: APWA Section 32 12 13 13.
 - Bituminous Concrete: APWA Section 32 12 05.
 - Warm Weather Patch: PG64-22 DM-1/2, unless indicated otherwise.
 - Cold Weather Patch: Modified MC-250-FM-1 as indicated in APWA Section 33 05 25.
- EXECUTION**
 - Base Course Placement: APWA Section 32 05 10. Maximum lift thickness before compaction is 8-inches when using riding equipment or 8-inches when using hand held equipment. Compaction is 95 percent or greater relative to a modified proctor density, APWA Section 31 23 28.
 - Flowable Fill: Cure to initial set before placing aggregate base or bituminous pavement. Use in excavations that are too narrow to receive compaction equipment.
 - Tack Coat: Clean all horizontal and vertical surfaces. Apply full coverage all surfaces.
 - Pavement Placement: Follow APWA Section 32 12 18 13. Unless indicated otherwise, lift thickness is 3-inches minimum after compaction. Compact to 94 percent of ASTM D2041 (Rice density) plus or minus 2 percent.
 - Bituminous Concrete Substitution: If bituminous concrete is substituted for Portland cement concrete substrate, omit rebar and provide 1.25 inches of bituminous concrete for each 1 inch of Portland cement concrete. Follow paragraph E requirements.
 - Reinforcement: Required if thickness of existing Portland-cement concrete substrate is 8-inches or greater. Not required if 1) less than 6-inches thick; 2) if existing concrete is deteriorating; 3) if excavation is less than 3 feet square; or 4) if bituminous pavement is substituted for Portland-cement concrete substrate.
 - Concrete Substrate: Cure to initial set before placing new bituminous concrete patch.



Type D