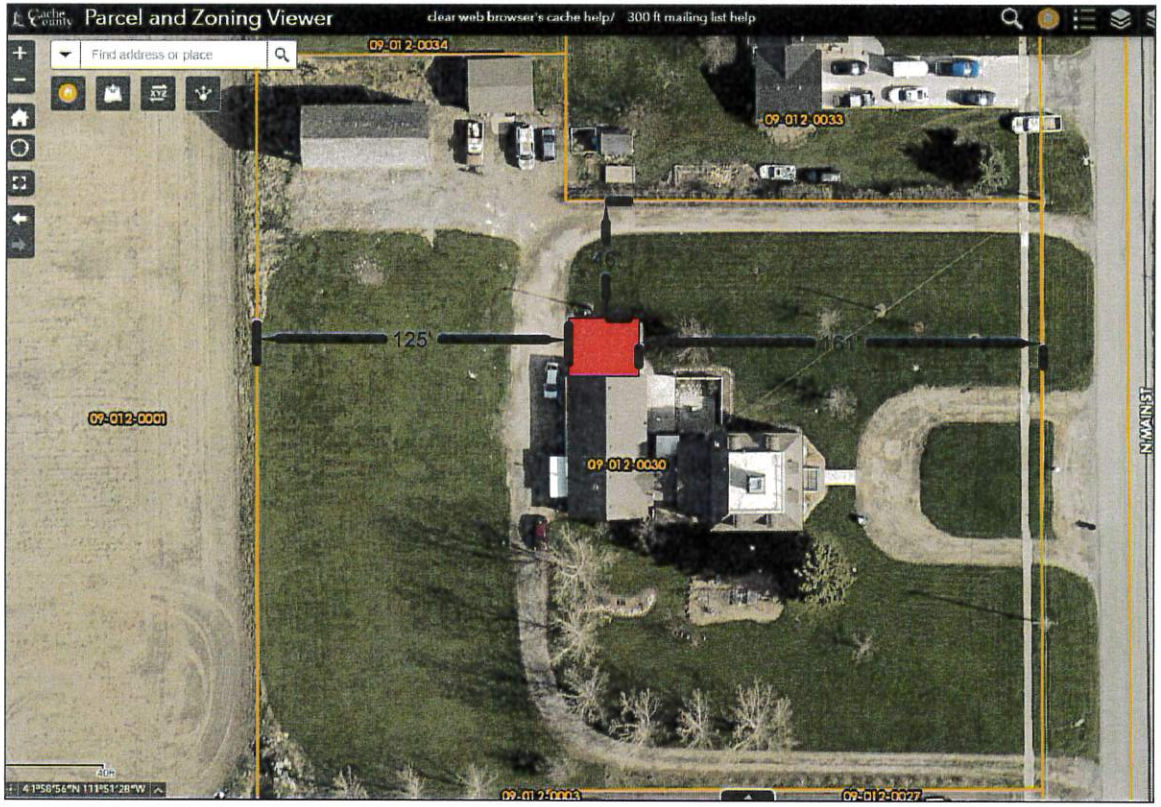
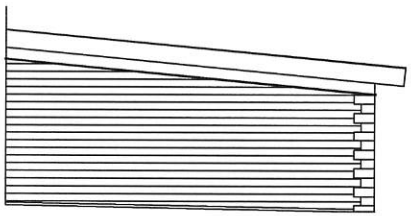


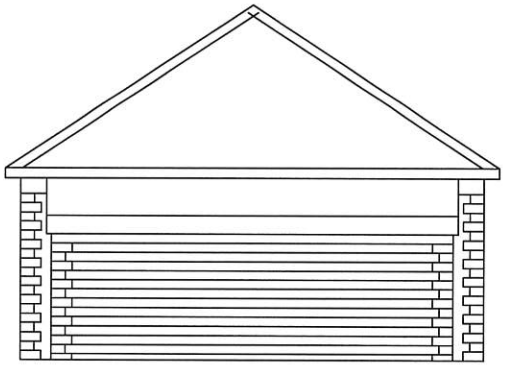
SITE PLAN

HAMMER GARAGE ADDITION
381 N MAIN STREET
LEWISTON, UT 84320

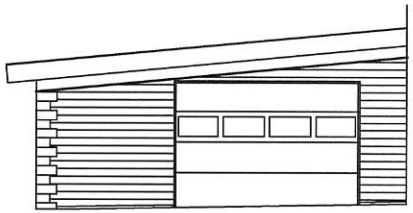
DRAWN BY: HAMMER
DATE: 12/17/2021
PAGE 1 OF 3



EAST ELEVATION



NORTH ELEVATION

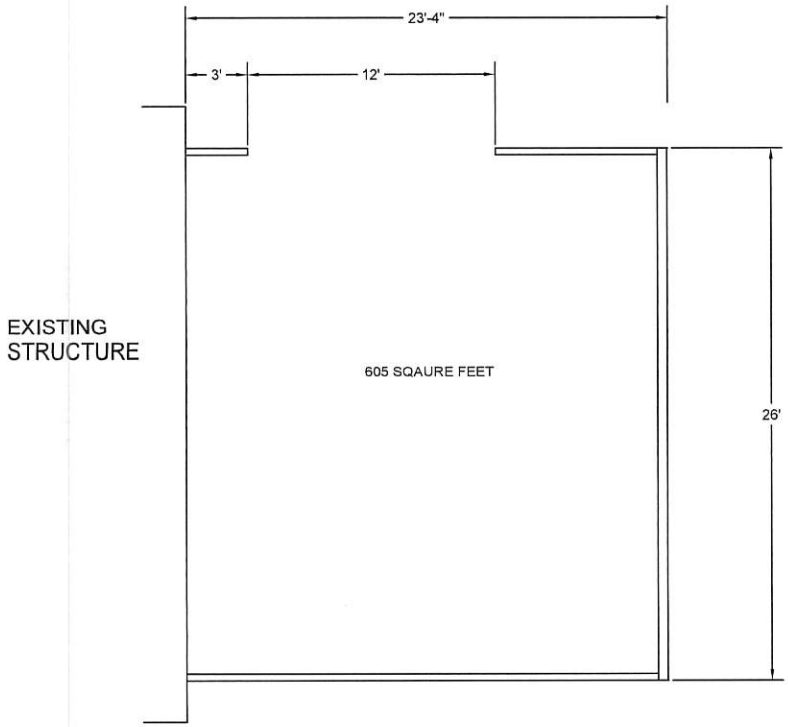


WEST ELEVATION

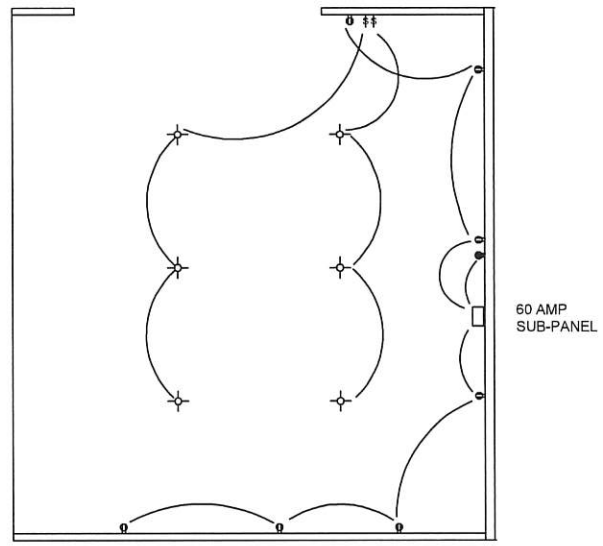
24' X 26' GARAGE ADDITION TO EXISTING STRUCTURE
SIDING AND TRIM TO MATCH CURRENT SIDING

HAMMER GARAGE ADDITION
381 N MAIN STREET
LEWISTON, UT 84320

DRAWN BY: HAMMER
DATE: 12/17/2021



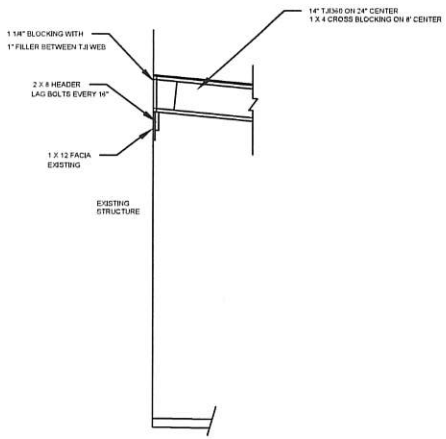
FLOOR PLAN



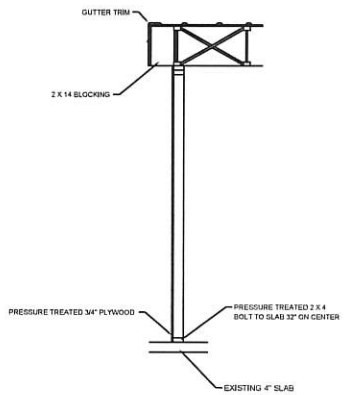
ELECTRICAL

HAMMER GARAGE ADDITION
381 N MAIN STREET
LEWISTON, UT 84320

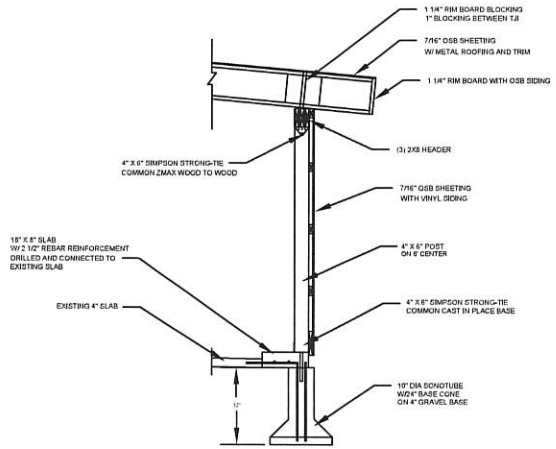
DRAWN BY: HAMMER
DATE: 12/17/2021
PAGE 2 OF 3



EXISTING STRUCTURE
ATTACHMENT DETAIL



EAST AND WEST
WALL DETAIL



NORTH WALL DETAIL

HAMMER GARAGE ADDITION
381 N MAIN STREET
LEWISTON, UT 84320

DRAWN BY: HAMMER
DATE: 12/17/2021
PAGE 3 OF 3

LEWISTON UTAH'S NORTH COUNTRY

LEWISTON CITY CORPORATION

LEWISTON, UTAH 84320

MAYOR - KELLY FIELD
COUNCIL
JONNA WESTOVER
FIZZ BODILY

DEBBIE WRIGHT
JOHN MORRISON
TED KING

GENERAL LICENSING REQUIRMENTS

- Lewiston City requires licensing of all businesses which engage in any activity resulting in compensation or other consideration derived from carrying on any business, trade, profession, craft, occupation, commerce or sales of tangible personal property or services or both.
- All applicable City, County, State, and Federal laws must be complied with concurrently while licensed in Lewiston City. Certain types of occupations and professions require state regulatory licenses in addition to the local business license.
- There may be a separate fee assessed if it becomes necessary for you to apply for a Conditional Use Permit. Site Development and Landscaping may be conditions of your Conditional Use Permit.
- If you are operating the business from a non-residential site in Lewiston, you may be required to have a Fire Department and/or Building Inspector inspect your site. Home occupations involving child care and pre-school will requirea Fire Department self-inspection. Random fire inspections may be conducted, unannounced, by the local fire department or city building inspector.

- **Acquire State Tax Commission numbers.** Businesses must obtain a Sales & Use Tax number to collect and remit state taxes on rental or retail sale items, taxable services and various out-of-state purchases. Businesses which have employees require these numbers. Contact the Utah State Tax Commission at 1-800-662-4335 for assistance. If required for your business operation, these numbers must be on the business license application when submitted.
- **Register your business name.** Each business name or DBA (Doing Business As) name must be registered. A sole proprietor using only his or her legal personal name is exempt from registration. Contact the Utah Division of Corporations and Commercial Code at 1-800-526-3994.
- **Streamlining the registration process.** One Stop Business Registration can be found at http://www.business.utah.gov/registration . By using this system, you will be able to connect with the Utah Department of Commerce, the Utah Department of Workforce Services and the Utah Department of Environmental Quality.

VOICE (435) 258-2141 [redacted]
29 SOUTH MAIN P.O. BOX 36
[redacted]
www.lewiston-ut.org

LEWISTON CITY CORPORATION
29 SOUTH MAIN
LEWISTON, UT 84320

APPLICATION FOR HOME BUSINESS LICENSE

Circle One

New Application Renewal

Please complete entire application, incomplete applications will not be processed. For renewal, licenses will be signed and issued upon receipt of payment. For new applications, the City Council must approve the application, after which a license fee will be assessed in accordance with current laws ordinances. Once payment has been received, a license will be signed and issued.

Business Name: Dyrt Development LLC

Business Location: 477 S. 800 E Lewiston, Utah 84320

Owner name: Mike Smith Phone Number: 435-760-5187 Fax: _____

Describe type of business and service provided:

Land Development

Do you own or lease? No If yes, a lease agreement from homeowner is required.
Business Classification: Sole Proprietor_____ Corporation_____ Government Agency_____ LLC
Utah Sales Tax No:_____ Original Date:_____ Federal ID:_____ State ID No:_____
DBA No: _____ EIN 85-4045115

TYPE OF BUSINESS TO BE PERFORMED: Land Development

Public Access? No X Yes___ If yes, indicate how many customers, children, students, or clients you will be servicing at any one time: _____. Anticipated customers / clients visits per week: _____
How many non resident workers at the business at any one time? 0
How many Off-street parking spaces are available for Residents: ___ Customers: __ Non-resident employees__
Are there truck deliveries to the home? Y N If yes, please describe: _____
Do you have a sign for the business? Y N If yes, please describe: _____
Are there other home businesses in operation at this location? Y N If so, what Woodsmith Construction
Year business began: 1980 Hours of operation: 6 am - 10 pm

I certify that all of the above information is true and understand that any false or incomplete information can cause a license to be denied or my existing business to be closed. Further, I agree to abide by all conditions of the Lewiston City business license ordinance.

Date: 1-3-21 Signature: Mike Smith

LEWISTON CITY FIRE DISTRICT
PREMISE FILE INFORMATION
(This page will be forwarded to the 911 Dispatch Center)

Date 1-3-22

Business Name Dyrt Development LLC

Business Address 477 S. 800 E, Lewiston, Utah 84320

Phone Number 435-760-5187

Owner Name Mike Smith

Address 477 S. 800 E City Lewiston State Ut Zip 84320

Phone Number 435-760-5187 Date of Birth (mmddyyyy)

Alternate Contact #1: Name Brooke Hyer

Address 825 E 200 S. City Lewiston State Ut Zip 84320

Phone Number 435-890-6131 Date of Birth (mmddyyyy)

Alternate Contact #2: Name Cody Hyer

Address 825 E 200 S. City Lewiston State Ut Zip 84320

Phone Number 435-535-6400 Date of Birth (mmddyyyy)

Alarm Company (if used)

Phone Number

CACHE COUNTY

Office of the County Assessor

179 NORTH MAIN • SUITE 205
LOGAN, UTAH 84321
(435) 716-7100 • Fax (435) 755-2173

KATHLEEN C. HOWELL

Dear Business Owner:

In an effort to update and maintain our records, please take a moment to answer the following questions:

Full Business Name: Dyrt Development LLC

Physical Location of Business: 477 South 800 East Lewiston, Ut 84320

Mailing Address: Same

Telephone Number(s): 435-760-5187 / 435-890-6131

Business License Number: _____

Type of Business: (check one) _____ Sole Proprietorship _____ Partnership _____ Corporation

X LLC _____ Other

Has business changed ownership in the last year?: YES NO (circle one) If Yes, please include new owner's name and address: _____

LEWISTON UTAH'S NORTH COUNTRY

LEWISTON CITY CORPORATION

LEWISTON, UTAH 84320

MAYOR
KELLY FIELD
TREASURER
JEFF HALL
DEPUTY TREASURER
ALYSON HALL
CLERK/RECORDER
JULIE BERGESON

CITY COUNCIL
KAREN JACKSON
KIM BODILY
JEFF HALL
DARWIN PITCHER
ALYSON HALL
JUDGE
EVAN HALL

This form is to be completed by the applicant.
All of the information contained in this report is considered applicable unless otherwise specified.

Business Name: Dyrt Development LLC

Business Address: 477 S. 800 E Lewiston, Ut 84320

Business Phone Number: 435-760-5187 Date of Inspection: 1-3-22

AREA OF INSPECTION	DETAILS	CONFORMS YES or N/A
Smoke Detectors	At least one on every level. Tested monthly. Batteries changed two times each year.	Yes
Exit Doors/ Hallways	All exit doors are to remain clear and free of obstructions; Boxes, storage, deliveries, etc.	Yes
Extinguishers	At least one "2A10BC" extinguisher. Service every year. Permanently mounted in common area of home.	Yes
Storage	Storage of combustibles inside of furnace room, around furnace or gas water heater is not permitted (paints, gas, etc)	Yes
Electrical concerns	Extension cords shall not be used as permanent wiring for a period exceeding 3 days. Breaker plug strips are allowed.	Yes
Breaker panel	Must maintain 36" clearance. Never tape across breakers.	Yes
Electrical outlets	Must have approved covers in place.	Yes
Address	Must be visible from street & mounted on the home (free from bushes, shrubs, etc)	Yes
Space heaters	Keep all combustibles clear	Yes

I hereby certify that the information above is true and correct to the best of my knowledge.

File Number: 12047265

LLC

Certificate of Organization
OF
DYRT DEVELOPMENT, LLC

The undersigned person(s) do hereby adopt the following Certificate of Organization for the purpose of forming a Utah Limited Liability Company.

Article I

The name of the limited liability company is to be DYRT DEVELOPMENT, LLC

Article II

The purpose or purposes for which the company is organized is to engage in:
The purpose for which the Company is organized is to conduct any and all lawful business for which Limited Liability Companies may be organized under the Revised Utah Limited Liability Company Act including but not limited to real estate development.

The Company shall further have unlimited power to engage in or to perform any and all lawful acts pertaining to the management of any lawful business as well as to engage in and to do any lawful act concerning any and all lawful business for which a Limited Liability Company may be organized under the Utah Limited Liability Company Act and any amendments thereto.

Article III

The Company shall continuously maintain an agent in the State of Utah for service of process who is an individual residing in said state. The name and address of the initial registered agent shall be:

(Registered Agent Name & Address)
MICHAEL SMITH
477 S 800 E
LEWISTON, UT, 84320

State of Utah
Department of Commerce
Division of Corporations & Commercial Code

This certifies that this registration has been filed and approved on 25, November 2020 in the office of the Division and hereby issues this Certification thereof.

JASON STERZER
Division Director

Article IV

Name, Street address & Signature of all members/managers

Member #1
WOODSMITH CONSTRUCTION, INC.
477 S 800 E
LEWISTON, UT 84320
Signature

Member #2
HYER REAL ESTATE LLC
825 E 200 S
LEWISTON, UT 84320
Signature

Manager #1
MICHAEL SMITH
477 S 800 E
LEWISTON, UT 84320
MICHAEL SMITH
Signature

Manager #2
BROOKE HYER
825 E 200 S
LEWISTON, UT 84320
BROOKE HYER
Signature

Manager #3
CODY HYER
825 E 200 S
LEWISTON, UT 84320
CODY HYER
Signature

Manager #4
DANIEL SMITH
PO BOX 244
CLARKSTON, UT 84305
DANIEL SMITH
Signature

DATED 25 November, 2020.

Article V

Management statement
This limited liability company will be managed by its Managers

Article VI

Records required to be kept at the principal office include, but are not limited to the following:

Article VI.1

A current list in alphabetical order of the full name
and address of each member and each manager.

Article VI.2

A copy of the stamped certificate of Organization
and all *certificates of amendments thereto.*

Article VI.3

Copies of all tax returns and financial statements
of the company for the three most recent years.

Article VI.4

A copy of the company's operating agreement and minutes of each meeting of members.

Article VII

The street address of the principal place of business is:

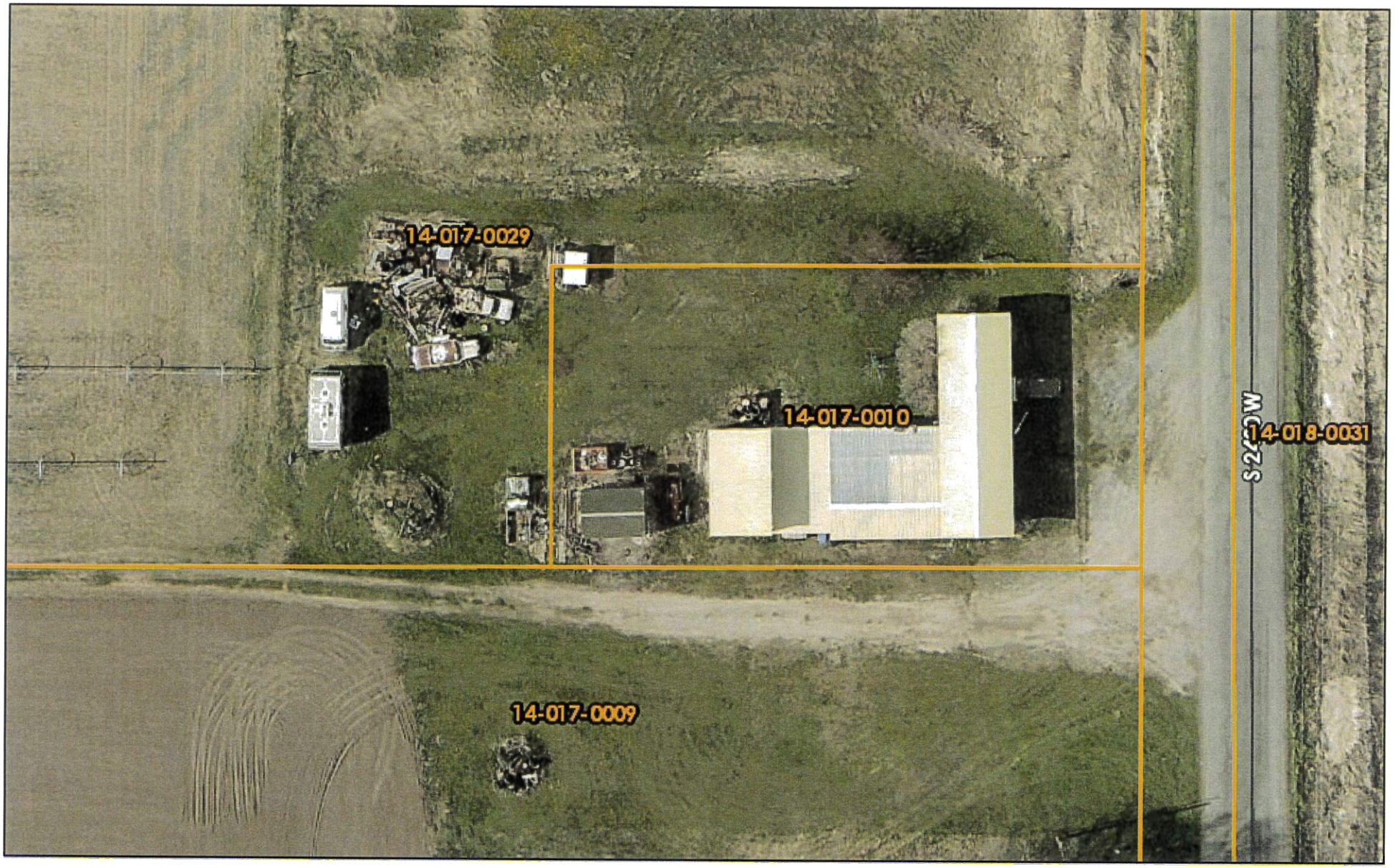
477 S 800 E
LEWISTON, UT 84320

Article VIII

The duration of the company shall be PERPETUAL

Under GRAMA {63-2-201}, all registration information maintained by the Division is classified as public record. For confidentiality purposes, the business entity physical address may be provided rather than the residential or private address of any individual affiliated with the entity.

Creger - 550 S 2400 W



1/4/2022, 9:59:07 AM

1:564

0 0 0.01 0.01 mi

0 0.01 0.01 0.02 km

Maxar, Microsoft

2021 Taxes Due / Not Paid

County Road Surface Type

ASPHALT

GRAVEL

DIRT

Municipal Boundaries

County Boundary

Cache Parcels

UTCACH038042.sid

Red: Band_1

Green: Band_2

Web AppBuilder for ArcGIS

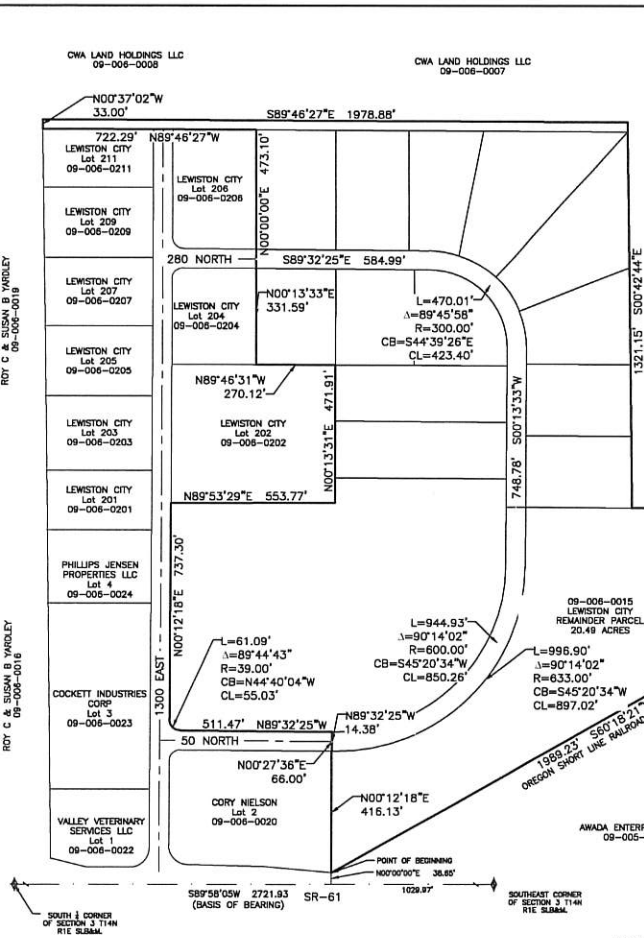
Maxar, Microsoft | Copyright:© 2013 National Geographic Society, i-cubed | National Geographic, Esri, Garmin, HERE, UNEP-WCMC, USGS, NASA, ESA, METI, NRCAN, GEBCO, NOAA, increment P Corp. | Maxar, Microsoft | Earthstar Geographics | Earthstar

LEWISTON CITY BUSINESS PARK PHASE 3

AMENDING LOT 5 AND REMAINDER PARCEL,
LEWISTON CITY BUSINESS PARK PHASE 2
A PART OF THE SOUTHEAST ¼ OF SECTION 3, TOWNSHIP 14 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN
LEWISTON CITY, UTAH
DECEMBER 2021

VICINITY MAP:

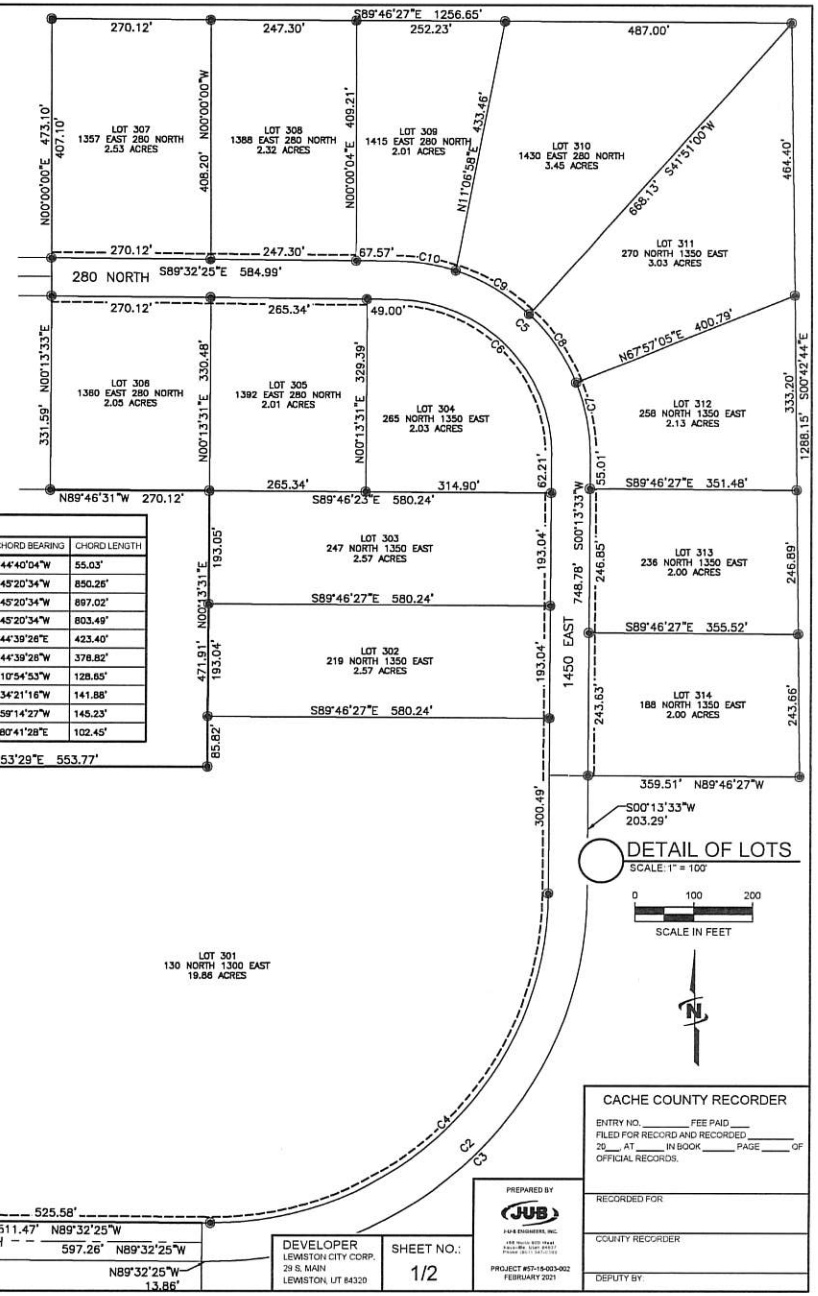
NOT TO SCALE



OVERALL PROPERTY

SCALE: 1" = 200'

0 200 400
SCALE IN FEET



DETAIL OF LOTS

SCALE: 1" = 100'

0 100 200
SCALE IN FEET

CURVE TABLE						
CURVE #	LENGTH	RADIUS	TANGENT	DELTA	CHORD BEARING	CHORD LENGTH
C1	61.09'	39.00'	38.83'	89°44'43"	N44°40'04"W	55.03'
C2	944.93'	600.00'	602.45'	90°14'02"	S45°20'34"W	850.26'
C3	996.90'	633.00'	635.59'	90°14'02"	S45°20'34"W	897.02'
C4	892.96'	567.00'	569.32'	90°14'02"	S45°20'34"W	803.49'
C5	470.01'	300.00'	298.78'	89°45'58"	S44°39'26"E	423.40'
C6	418.31'	267.00'	265.91'	89°45'58"	N44°39'26"W	376.82'
C7	129.47'	332.93'	65.56'	22°16'51"	N10°54'53"W	128.65'
C8	142.98'	332.55'	72.61'	24°38'02"	N34°21'16"W	141.88'
C9	146.40'	333.12'	74.40'	25°10'51"	N59°14'27"W	145.23'
C10	102.86'	333.00'	51.84'	17°41'54"	S80°41'28"E	102.45'

LEGEND:

- CENTER LINE OF ROAD
- SECTION LINES
- 30' BUILDING OFFSET
- 10' PUBLIC UTILITY AND DRAINAGE EASEMENT
- EXISTING FENCE LINE
- SET 5/8 X 24" REBAR AND J-U-B ENGINEERS INC CAP
- EXISTING REBAR AND CAP
- UDOT MONUMENT
- SECTION CORNER

BOUNDARY DESCRIPTION:

PART OF THE SOUTHEAST QUARTER OF SECTION 3 AND PART OF THE SOUTHWEST QUARTER OF SECTION 2, T.14N., R.1E., S.L.B.&M.

BEGINNING AT THE INTERSECTION OF THE EASTERLY BOUNDARY LINE OF LEWISTON CITY BUSINESS PARK PHASE 1 AND THE WESTERLY RIGHT OF WAY LINE OF OREGON SHORT LINE RAILROAD SAID POINT BEING S.89°58'05"W. 1029.97 FEET AND N.00°00'00"E. 38.85 FEET FROM THE NORTHEAST CORNER OF SAID SECTION 3; THENCE AS FOLLOWS: ALONG THE BOUNDARY LINE OF LEWISTON CITY BUSINESS PARK PHASE 1 THE FOLLOWING TWO (2) COURSES: (1) N.00°12'18"E. 416.13 FEET; (2) N.00°27'36"E. 66.00 FEET TO THE NORTHERLY RIGHT OF WAY LINE OF 50 NORTH STREET; THENCE ALONG SAID NORTHERLY RIGHT OF WAY LINE THE FOLLOWING TWO (2) COURSES: (1) N.89°32'25"W. 511.47 FEET; (2) NORTHWESTERLY 61.09 FEET ALONG THE ARC OF A 39.00 FOOT RADIUS CURVE TO THE RIGHT WITH A CENTRAL ANGLE OF 89°44'43" (THE CHORD OF WHICH BEARS N.44°40'04"W 55.03 FEET) TO THE EASTERLY RIGHT OF WAY LINE OF 1300 EAST STREET; THENCE N.00°12'18"E. 737.30 FEET TO A POINT ON THE BOUNDARY LINE OF LEWISTON CITY BUSINESS PARK PHASE 2; THENCE ALONG SAID BOUNDARY LINE OF LEWISTON CITY BUSINESS PARK PHASE 2 THE FOLLOWING TWELVE (12) COURSES: (1) N.89°53'29"E. 553.77 FEET; (2) N.00°13'31"E. 471.91 FEET; (3) N.89°46'31"W. 270.12 FEET; (4) N.00°13'33"E. 331.59 FEET; (5) N.00°00'00"E. 473.10 FEET; (6) N.89°46'27"W. 722.29 FEET; (7) N.00°37'02"W. 33.00 FEET; (8) S.89°46'27"E. 1978.88 FEET; (9) S.00°42'44"E. 1321.15 FEET; (10) N.89°52'40"E. 1007.03 FEET (11) SOUTHWESTERLY 398.26 FEET ALONG THE ARC OF A 916.84 FOOT RADIUS CURVE TO THE RIGHT WITH A CENTRAL ANGLE OF 24°53'19"(THE CHORD OF WHICH BEARS S.47°51'40"W 395.14 FEET), (12) S.60°18'21"W. 1989.23 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 76.744 ACRES IN AREA, MORE OR LESS.

SURVEYOR'S CERTIFICATE

I DAVID D STRONG DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH AND THAT I HOLD LICENSE NO. 5331568 IN ACCORDANCE WITH TITLE 58, CHAPTER 22 OF THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS, A SURVEY WAS MADE UNDER MY DIRECTION OF THE TRACT OF LAND SHOWN HEREON IN ACCORDANCE WITH SECTION 17-23-17. I HEREBY STATE THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE, INFORMATION, BELIEF AND IN MY PROFESSIONAL OPINION.

SIGNED THIS _____ DAY OF _____, 2021.

_____
SIGNATURE

NOTES:

THE HEREIN DESCRIBED TRACT OF LAND IS SUBJECT TO THAT CERTAIN DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR THE LEWISTON BUSINESS PARK RECORDED ON FEBRUARY 28, 2018 AS ENTRY NO. 1190910, BOOK 1993, PAGE 1604 IN THE CACHE COUNTY RECORDER'S OFFICE.

ALL OWNERS ARE AWARE THAT THEY SHALL BE SUBJECT TO THE SIGHTS, SOUNDS, AND SMELLS ASSOCIATED WITH AGRICULTURE ACTIVITIES, SUCH ACTIVITIES BEING USES ALLOWED IN THE AGRICULTURAL ZONE.

DEVELOPER
LEWISTON CITY CORP.
29 S. MAIN
LEWISTON, UT 84320

SHEET NO.: 1/2

PREPARED BY
JUB
J-U-B ENGINEERS, INC.
488 North 800 West
North Ogden, Utah 84414
Phone (801) 547-0393
PROJECT #57-18-003-002
FEBRUARY 2021

CACHE COUNTY RECORDER
ENTRY NO. _____ FEE PAID ____
FILED FOR RECORD AND RECORDED _____
20___ AT _____ IN BOOK _____ PAGE _____ OF OFFICIAL RECORDS.
RECORDED FOR:
COUNTY RECORDER
DEPUTY BY:

LEWISTON CITY BUSINESS PARK PHASE 3

AMENDING LOT 5 AND REMAINDER PARCEL,
LEWISTON CITY BUSINESS PARK PHASE 2
A PART OF THE SOUTHEAST ¼ OF SECTION 3, TOWNSHIP 14
NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN
LEWISTON CITY, UTAH
FEBRUARY 2022

OWNER'S CERTIFICATE OF DEDICATION

WE, THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND, DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND STREETS AS SHOWN ON THIS PLAT, AND NAME SAID TRACT LEWISTON CITY BUSINESS PARK PHASE 1 AND DO HEREBY GRANT AND DEDICATE SAID STREETS AND A PERPETUAL RIGHT AND EASEMENT OVER, UPON AND UNDER THE LANDS DESIGNATED HEREOF AS PUBLIC UTILITY AND DRAINAGE EASEMENTS, THE SAME TO BE USED FOR THE INSTALLATION MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINE WHICHEVER IS APPLICABLE AS MAY BE AUTHORIZED BY THE GOVERNING AUTHORITY, WITH NO BUILDINGS OR STRUCTURES BEING ERECTED WITHIN SUCH EASEMENTS TO LEWISTON CITY, UTAH

SIGNED THIS _____ DAY OF _____, 2022, BY:

_____ _____
LEWISTON CITY TITLE

_____
PRINTED NAME

_____ _____
D&D WELDING AND FABRICATION INC. TITLE

_____
PRINTED NAME

ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF CACHE)SS
ON THIS _____ DAY OF _____, 2022, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, THE SIGNERS OF THE ABOVE OWNERS DEDICATION _____, WHO DULY ACKNOWLEDGED TO ME THAT THEY SIGNED IT FREELY AND VOLUNTARILY AND FOR THE PURPOSES THEREIN MENTIONED.

RESIDING AT: _____ _____
A NOTARY PUBLIC COMMISSIONED IN UTAH

COMMISSION EXPIRES: _____ _____
PRINT NAME

ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF CACHE)SS
ON THIS _____ DAY OF _____, 2022, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, THE SIGNERS OF THE ABOVE OWNERS DEDICATION _____, WHO DULY ACKNOWLEDGED TO ME THAT THEY SIGNED IT FREELY AND VOLUNTARILY AND FOR THE PURPOSES THEREIN MENTIONED, DID SAY THAT HE/SHE IS THE _____ OF D&D WELDING AND FABRICATION INC, AND THAT SAID DOCUMENT WAS SIGNED BY HIM/HER IN BEHALF OF SAID CORPORATION BY AUTHORITY OF ITS BYLAWS, AND SAID _____ ACKNOWLEDGED TO ME THAT SAID CORPORATION EXECUTED THE SAME.

RESIDING AT: _____ _____
A NOTARY PUBLIC COMMISSIONED IN UTAH

COMMISSION EXPIRES: _____ _____
PRINT NAME

BEAR RIVER HEALTH DEPARTMENT

I HEREBY CERTIFY THAT THE SOILS, PERCOLATION RATES, AND SITE CONDITIONS FOR THIS SUBDIVISION HAVE BEEN INVESTIGATED BY THIS OFFICE AND ARE APPROVED FOR ON-SITE WASTEWATER DISPOSAL SYSTEMS.

SIGNED THIS __ DAY OF _____, 2022.

_____
DIRECTOR, BEAR RIVER HEALTH DEPARTMENT

CITY ENGINEER

I HEREBY CERTIFY THAT THE DATA ON THIS PLAT HAS BEEN REVIEWED AND FOUND TO BE IN CONFORMANCE WITH THE INFORMATION ON FILE IN THIS OFFICE.

SIGNED THIS _____ DAY OF _____, 2022.

_____
LEWISTON CITY ENGINEER

LEWISTON CITY ATTORNEY

I HAVE EXAMINED THE FINANCIAL GUARANTEE AND OTHER DOCUMENTS ASSOCIATED WITH THIS SUBDIVISION PLAT AND IN MY OPINION THEY CONFORM WITH THE CITY ORDINANCE APPLICABLE THERETO AND NOW IN FORCE AND AFFECT.

SIGNED THIS _____ DAY OF _____, 2022.

_____
LEWISTON CITY ATTORNEY

PLANNING AND ZONING COMMISSION

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT, THE DEDICATION OF STREETS AND OTHER PUBLIC WAYS AND FINANCIAL GUARANTEE OF PUBLIC IMPROVEMENTS ASSOCIATED WITH THIS SUBDIVISION, THEREON ARE HEREBY APPROVED AND ACCEPTED BY THE COMMISSIONERS OF LEWISTON CITY, UTAH THIS _____ DAY OF _____, 2022.

_____ _____
CHAIRMAN, LEWISTON CITY COMMISSION ATTEST:
TITLE _____

DOMINION ENERGY:

QUESTAR GAS COMPANY, DBA DOMINION ENERGY UTAH, HEREBY APPROVES THIS PLAT SOLELY FOR THE PURPOSE OF CONFIRMING THAT THE PLAT CONTAINS PUBLIC UTILITY EASEMENTS. DOMINION ENERGY UTAH MAY REQUIRE OTHER EASEMENTS IN ORDER TO SERVE THIS DEVELOPMENT. THIS APPROVAL DOES NOT CONSTITUTE ABROGATION OR WAIVER OF ANY OTHER EXISTING RIGHTS, OBLIGATIONS OR LIABILITIES INCLUDING PRESCRIPTIVE RIGHTS AND OTHER RIGHTS, OBLIGATIONS OR LIABILITIES PROVIDED BY LAW OR EQUITY. THIS APPROVAL DOES NOT CONSTITUTE ACCEPTANCE, APPROVAL OR ACKNOWLEDGEMENT OF ANY TERMS CONTAINED IN THE PLAT, INCLUDING THOSE SET IN THE OWNER'S DEDICATION OR IN THE NOTES, AND DOES NOT CONSTITUTE A GUARANTEE OF PARTICULAR TERMS OR CONDITIONS OF NATURAL GAS SERVICE. FOR FURTHER INFORMATION, PLEASE CONTACT DOMINION ENERGY UTAH'S RIGHT-OF-WAY DEPARTMENT AT 1-800-366-8532

_____ SIGNED THIS _____ DAY OF _____, 2022.

UTILITY COMPANY APPROVAL

COMCAST

_____ SIGNED THIS ___ DAY OF _____, 2022.

CENTURY LINK

_____ SIGNED THIS ___ DAY OF _____, 2022.

CITY COUNCIL APPROVAL

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS DULY APPROVED BY THE LEWISTON CITY COUNCIL ON THE _____ DAY OF _____, 2022.

_____
MAYOR

_____
RECORDER

ROCKY MOUNTAIN POWER:

1. PURSUANT TO UTAH CODE ANN. § 54-3-27 THIS PLAT CONVEYS TO THE OWNER(S) OR OPERATORS OF UTILITY FACILITIES A PUBLIC UTILITY EASEMENT ALONG WITH ALL THE RIGHT AND DUTIES DESCRIBED THEREIN.

2. PURSUANT TO UTAH CODE ANN. § 17-27A-603 (4)(C)(II) ROCKY MOUNTAIN POWER ACCEPTS DELIVERY OF THE PUE AS DESCRIBED IN THIS PLAT AND APPROVES THIS PLAT SOLELY FOR THE PURPOSE OF CONFIRMING THAT THE PLAT CONTAINS PUBLIC UTILITY EASEMENTS AND APPROXIMATES THE LOCATION OF THE PUBLIC UTILITY EASEMENTS, BUT DOES NOT WARRANT THEIR PRECISE LOCATION. ROCKY MOUNTAIN POWER MAY REQUIRE OTHER EASEMENTS IN ORDER TO SERVE THIS DEVELOPMENT. THIS APPROVAL DOES NOT AFFECT ANY RIGHT THAT ROCKY MOUNTAIN POWER HAS UNDER:
   (1) A RECORDED EASEMENT OR RIGHT-OF-WAY
   (2) THE LAW APPLICABLE TO PRESCRIPTIVE RIGHTS
   (3) TITLE 54, CHAPTER 8A, DAMAGE TO UNDERGROUND UTILITY FACILITIES OR
   (4) ANY OTHER PROVISION OF LAW.

_____ SIGNED THIS _____ DAY OF _____, 2022.

DEVELOPER

LEWISTON CITY CORP.
29 S. MAIN
LEWISTON, UT 84320

SHEET NO.:
2/2

PREPARED BY:
JUB ENGINEERS, INC.
488 North 400 West
Kaysville, Utah 84037
Phone (801) 547-0393

PROJECT #57-18-003-002
FEBRUARY 2022

LEWISTON
COMMERCIAL PARK PHASE 4
CACHE COUNTY, UT

October 2021

BID SET

Sheet List Table	
Sheet Number	Sheet Title
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C-202	ROADWAY PLAN & PROFILE
C-203	ROADWAY PLAN & PROFILE
C-204	ROADWAY PLAN & PROFILE
C-501	TYPICAL SECTION DETAIL

PROJECT NO. 57-18-003-001

J-U-B ENGINEERS, INC.

1047 South 100 West, Suite 180, Logan, UT 84321
p 435 713 9514 / 435 713 9503 w www.jub.com

OTHER J-U-B COMPANIES THE LANGDON GROUP GATEWAY MAPPING INC.

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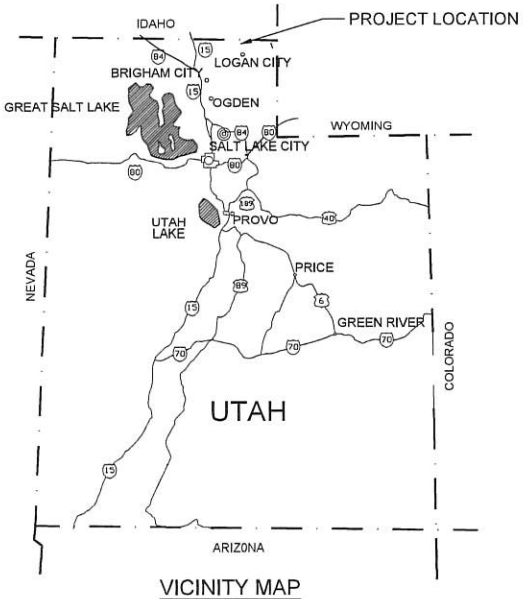
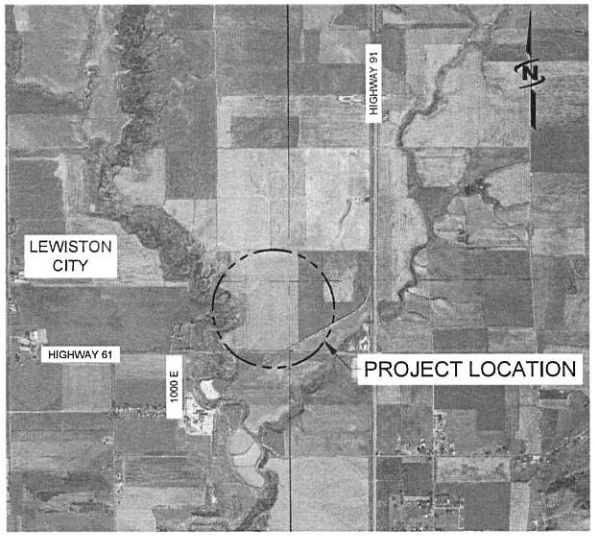
LAST UPDATED: 10/25/2021

SHEET NUMBER:
G-001

Plot Date: 10/28/2021 \\LOGAN\PUBLIC\PROJECTS\JUBLEWISTON\57-18-003_2018 LEWISTON\GENERAL\SERVICES\02_INDUSTRIAL PARK\CAD\SHEETS\PHASE4\57-18-003-001_G-001.DWG



VICINITY MAP



LOCATION MAP

GENERAL PROJECT NOTES

1. GENERAL:

A. THE GENERAL NOTES AND SPECIFICATIONS SUPPLEMENT THE PROJECT WRITTEN TECHNICAL SPECIFICATIONS AND THE PROJECT DRAWINGS.
B. THE PLANS AND SPECIFICATIONS SHALL BE USED UNLESS NOTED OTHERWISE. IF A STANDARD OR SPECIFICATION IS NOT DEFINED THEN 2017 APWA MANUAL OF STANDARD SPECIFICATIONS, MANUAL OF STANDARD DRAWINGS WILL GOVERN.
C. THE CONTRACTOR IS RESPONSIBLE FOR ALL CONSTRUCTION BRACING, TEMPORARY SHORING, AND OTHER SITE SAFETY CONTROLS REQUIRED DURING CONSTRUCTION IN ACCORDANCE WITH ALL APPLICABLE LOCAL, STATE AND FEDERAL REGULATIONS, TO ENSURE THE STABILITY AND SAFETY OF ALL CONSTRUCTION UNTIL IT IS COMPLETED.
D. DETAILS ON THESE PLANS ARE INTENDED TO DEPICT THE GENERAL CONSTRUCTION DETAILS AND METHODS FOR THIS PROJECT. DETAILS AND CONDITIONS NOT SPECIFICALLY SHOWN THAT ARE SIMILAR IN NATURE TO THOSE THAT ARE SPECIFIED SHALL BE ASSUMED ONE AND THE SAME. IF QUESTIONS REGARDING THE APPLICATION OF DETAILS ARE ENCOUNTERED, NOTIFY THE ENGINEER FOR CLARIFICATION OR INSTRUCTION.
E. PRIOR TO IMPLEMENTING ANY CHANGES TO THESE PLANS, THE ENGINEER SHALL BE NOTIFIED IN WRITING FOR THEIR WRITTEN APPROVAL. CHANGES IMPLEMENTED WITHOUT THE ENGINEERS WRITTEN APPROVAL SHALL RELIEVE THE ENGINEER OF ANY CLAIM OR LIABILITY RESULTING FROM THAT PORTION OF THE PROJECT CHANGED OR AFFECTED BY THE CHANGE.

2. CONTRACTOR RESPONSIBILITY FOR COORDINATION:

A. IT IS THE CONTRACTORS PRIME RESPONSIBILITY TO COORDINATE THE WORK SHOWN ON ALL OF THE PROJECT DRAWINGS, GENERAL, SPECIAL, AND TECHNICAL SPECIFICATIONS.
B. THE CONTRACTOR IS RESPONSIBLE TO VERIFY ALL EXISTING CONSTRUCTION MATERIAL TYPES, DIMENSIONS, ELEVATIONS, AND CONDITIONS.
C. IT IS THE CONTRACTOR'S RESPONSIBILITY TO CAREFULLY STUDY AND COORDINATE THE CONSTRUCTION REQUIREMENTS SHOWN ON THESE DRAWINGS. WHEN CONFLICTS OR DISCREPANCIES ARE FOUND IN THESE DRAWINGS, THE CONTRACTOR SHALL REPORT THEM IMMEDIATELY TO THE PROJECT ENGINEER FOR DIRECTION AND/OR CLARIFICATION.
D. ANY CONSTRUCTION WORK DONE BY THE CONTRACTOR BEFORE OBTAINING SUCH CLARIFICATION FROM THE PROJECT ENGINEER SHALL BE AT THE CONTRACTOR'S OWN RISK AND COST. FURTHERMORE; ANY WORK REQUIRED TO CORRECT, REPLACE AND/OR RESTORE THE WORK AS DIRECTED BY THE ENGINEER SHALL BE AT THE CONTRACTOR'S OWN RISK AND COST.
E. THE PROJECT WILL REQUIRE COORDINATION BETWEEN SEVERAL GOVERNMENT AND PRIVATE AGENCIES. FOR ANY COORDINATION EFFORTS, THE CONTRACTOR IS TO REFER TO THE LIST OF PROJECT AGENCIES FOR THE APPROPRIATE PERSONS TO CONTACT.

3. PROJECT NOTES:

A. THE CONTRACTOR SHALL LIMIT ACTIVITIES TO IMMEDIATE PROJECT AREA TO FULLEST EXTENT POSSIBLE.
B. ANY DAMAGE TO PUBLIC OR PRIVATE PROPERTY RESULTING FROM CONSTRUCTION ACTIVITIES SHALL BE RESTORED TO EQUAL OR BETTER CONDITION AT THE CONTRACTOR'S EXPENSE.
C. THE CONTRACTOR SHALL LOCATE AND PROTECT ALL EXISTING UTILITIES AND BE RESPONSIBLE FOR DAMAGES TO EXISTING UTILITIES AND EXISTING IMPROVEMENTS AS A RESULT OF THE CONTRACTOR'S CONSTRUCTION ACTIVITIES.
D. THE ENGINEER WILL PROVIDE VERTICAL/HORIZONTAL CONTROLS AND ALIGNMENT STAKING ON THE PROJECT SITE ONE TIME. ANY ADDITIONAL CONSTRUCTION STAKING REQUIRED TO COMPLETE THE PROJECT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.

4. EARTHWORK:

A. IN THE EVENT THAT GROUNDWATER IS PRESENT, THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL DEWATERING DURING THE CONSTRUCTION PERIOD.
B. THE CONTRACTOR IS RESPONSIBLE FOR DESIGNING AND CONSTRUCTING STABLE EXCAVATIONS AS REQUIRED TO MAINTAIN STABILITY OF BOTH EXCAVATION SIDES AND BOTTOM. ALL EXCAVATIONS SHOULD BE SLOPED OR SHORED IN THE INTEREST OF SAFETY FOLLOWING LOCAL, STATE, AND FEDERAL REGULATIONS, INCLUDING CURRENT OSHA EXCAVATION AND TRENCH SAFETY STANDARDS.

5. EXISTING UTILITIES:

A. THE LOCATION OF EXISTING UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY.
B. DEPTHS AND ELEVATIONS OF UTILITIES ARE UNKNOWN UNLESS OTHERWISE SHOWN. HOWEVER, CONTRACTOR SHALL POT HOLE AND VERIFY BEFORE WORK BEGINS AT NO ADDITIONAL COST.
C. UNDERGROUND UTILITY LOCATION AND VERIFICATION IS TO BE AN ONGOING PROCESS.
D. CONTRACTOR IS RESPONSIBLE TO:
   i. VERIFY EXACT LOCATIONS OF ALL UTILITIES PRIOR TO BEGINNING WORK IN THAT AREA
   ii. FIELD VERIFY UTILITY LOCATION, DEPTHS, AND ELEVATIONS WHERE CONFLICTING UTILITIES MAY BE PRESENT
   ij. BRING ANY DISCREPANCIES AND/OR CONFLICTS TO THE ATTENTION OF THE ENGINEER IMMEDIATELY.
   iv. NOTIFY APPROPRIATE UTILITY COMPANIES WHEN CONSTRUCTION MIGHT INTERFERE WITH NORMAL OPERATION OF ANY UTILITIES.
   v. MAINTAIN SERVICE OF EXISTING UTILITIES.
   vi. RESTORE ANY UTILITIES DAMAGED DUE TO CONSTRUCTION AT NO ADDITIONAL COST TO THE OWNER.

6. INSPECTION AND TESTING:

A. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING MATERIAL SAMPLES AND RELATED PROCTOR INFORMATION TO SHOW COMPLIANCE WITH MATERIALS FOR THE PROJECT.
B. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING AN APPROVED SOURCE FOR MATERIALS
C. COMPACTION TESTING SHALL CONFORM TO THE SPECIFICATION.
D. ALL MATERIALS SHALL MEET OR EXCEED SPECIFICATION OUTLINED IN THESE DRAWINGS AND SUPPLIED SPECIFICATIONS.

1. PERMITTING AND COORDINATION:

A. CONTRACTOR SHALL OBTAIN ALL NECESSARY PERMITS AND BUSINESS LICENSES PRIOR TO CONSTRUCTION.
B. CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL LOCAL, STATE, AND FEDERAL PERMITS REQUIRED FOR STORM WATER POLLUTION PREVENTION AS A RESULT OF CONSTRUCTION ACTIVITIES. WHEN CALLED FOR IN THE CONTRACT DOCUMENTS, CONTRACTOR SHALL PREPARE A STORM WATER POLLUTION PREVENTION PLAN FOR APPROVAL BY THE ENGINEER AND FOR SUBMITTAL TO LOCAL AUTHORITIES FOR REVIEW AND APPROVAL. IF THE CONSTRUCTION WILL DISTURB MORE THAN ONE ACRE, CONTRACTOR SHALL FILE A "NOTICE OF INTENT" FOR PERMIT COVERAGE UNDER THE STATE'S UPDES STORM WATER GENERAL PERMIT FOR CONSTRUCTION ACTIVITIES (UTRC00000) AND PAY ALL ASSOCIATED FEES. THE NOI MAY BE FILED ELECTRONICALLY AT THE FOLLOWING WEBSITE: HTTP://WWW.WATERQUALITY.UTAH.GOV/UPDES/STORMWATERCON.HTM AND FOLLOWING THE DIRECTIONS GIVEN UNDER THE HEADING "ONLINE APPLICATION PROCESS AND SEARCH FOR EXISTING PERMITS". THE CGP DOES NOT RELIEVE CONTRACTOR FROM COMPLIANCE WITH OTHER REGULATIONS OR CONTRACT REQUIREMENTS REGARDING STORM WATER POLLUTION PREVENTION INCLUDING BUT NOT LIMITED TO: PROTECTION OF SURFACE WATERS, PREVENTION OF SOIL RUNOFF INTO DRAINS, DUST CONTROL, PREVENTION OF TRACKING SOILS TO ADJACENT STREETS, FUEL CONTAINMENT, SPILL CONTROL, ETC.
C. ANY WORK DONE WITHIN A PUBLIC RIGHT-OF-WAY SHALL BE COORDINATED WITH THE APPROPRIATE TRANSPORTATION AGENCY AND SHALL MEET THE REQUIREMENTS OF THAT AGENCY AND, IN PARTICULAR, REQUIREMENTS OF ANY RIGHT-OF-WAY SPECIAL USE PERMIT, OR OTHER PERMIT. ALL WORK SHALL MEET CURRENT OSHA REQUIREMENTS.
D. WHERE WORK IS PERFORMED ON EASEMENTS, THE CONTRACTOR SHALL TAKE EVERY PRECAUTION TO ELIMINATE ANY ADVERSE EFFECTS ON THE ADJACENT PROPERTY AND/OR TO RESTORE IT TO ITS ORIGINAL CONDITION.
E. CONTRACTOR SHALL NOTIFY CITY WHEN SERVICES ARE TO BE INSTALLED TO PRIVATE PROPERTY(S). CITY SHALL THEN NOTIFY PROPERTY OWNER TO COORDINATE EXACT LOCATION WITH CONTRACTOR.

8. MISCELLANEOUS:

A. CONTRACTOR IS RESPONSIBLE FOR DUST ABATEMENT AND ANY LIABILITY ISSUES RELATED TO DUST AT ANY LOCATION WHICH MAY BE CAUSED BY THIS PROJECT.
B. THE CONTRACTOR SHALL PRESERVE EXISTING CITY, COUNTY, STATE, AND FEDERAL LAND MONUMENTS WHENEVER POSSIBLE. IF A MONUMENT MUST BE MOVED, THE ENGINEER SHALL BE CONTACTED 2 WEEKS PRIOR TO REMOVAL TO ARRANGE FOR RELOCATION.
C. SHOULD CONSTRUCTION BE HALTED BECAUSE OF INCLEMENT WEATHER CONDITIONS, THE CONTRACTOR WILL COMPLETELY CLEAN UP ALL AREAS AND MAINTAIN THE SURFACE IN GOOD CONDITION DURING THE SHUT-DOWN PERIOD.

9. PROJECT CONTACT LIST:

LEWISTON CITY – PAUL SWANSTON (PUBLIC WORKS)	(435) 770-4337
J-U-B ENGINEERS – MARCUS SIMONS (PROJECT ENGINEER)	(435) 713-9514
J-U-B ENGINEERS – WESTON BELLON (PROJECT ENGINEER)	(435) 713-9514
J-U-B ENGINEERS – ZAN MURRAY (CITY ENGINEER)	(435) 713-9514

J-U-B ENGINEERS, INC.
J-U-B ENGINEERS, INC.
1047 South 100 West,
Suite 180
Logan, UT 84321
Phone: 435.713.9514
Fax: 435.713.9503
www.jub.com

BID SET

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NO.	DESCRIPTION	BY	APPR	DATE

LEWISTON COMMERCIAL PARK PHASE IV
LEWISTON CITY

GENERAL NOTES

FILE: 57-18-023-001_G-002
JUB PROJ. #: 57-18-023-001
DRAWN BY: WGD
DESIGN BY: DCK
CHECKED BY: MS
ONE INCH
AT FULL SIZE, IF NOT ONE INCH, SCALE ACCORDINGLY
LAST UPDATED: 10/26/2021

SHEET NUMBER:
G-002

LINE LEGEND

UTILITIES

DESCRIPTION	PROPOSED	EXISTING
OVERHEAD POWER	OHP	OHP
UNDERGROUND POWER	UP	UP
OVERHEAD TELEPHONE	OHT	OHT
UNDERGROUND TELEPHONE	UT	UT
FIBER OPTIC	F/O	F/O
CABLE TELEVISION	CTV	CTV
UNDERGROUND POWER, TEL, CABLE TV		P,T,CTV
UNDERGROUND POWER, TEL, CABLE TV, GAS		P,T,CTV,G
STORM DRAIN (GENERAL)	SD	SD
STORM DRAIN	X"SD	X"SD
ROOF DRAIN	RD	RD
SANITARY SEWER (GENERAL)	SS	SS
SANITARY SEWER	X"SS	X"SS
SANITARY SEWER SERVICE	SS SS	SS SS
SEWER FORCE MAIN	FM	FM
WATER (GENERAL)	W	W
WATER (SPECIFIED SIZE)	X"W	X"W
WATER SERVICE	WS WS	WS WS
IRRIGATION	IRR	IRR
GRAVITY IRRIGATION	GIRR	GIRR
PRESSURE IRRIGATION	PIRR	PIRR
POTABLE WATER	PW	PW
NON-POTABLE WATER	NPW	NPW
NATURAL GAS	G	G
NATURAL GAS SERVICE	G G	G G
HIGH PRESSURE GAS	HPG	HPG
LIQUID GAS	LG	LG
CHLORINE LINE	CHL	CHL
INDUSTRIAL WASTE WATER	IWW	IWW
DRAIN LINE		DL

SITE

DESCRIPTION	PROPOSED	EXISTING
PROPERTY LINE	P/L	P/L
PROPERTY LINE		
RIGHT OF WAY	R/W	R/W
TEMPORARY EASEMENT	T/E	T/E
PERMANENT EASEMENT	P/E	P/E
TOWNSHIP AND RANGE		
SECTION LINE		
QUARTER SECTION LINE		
1/16 SECTION LINE		
STATE LINE		
COUNTY LINE		
FENCE	X	X
MAJOR CONTOUR	2521	
MINOR CONTOUR		
GRADE BREAK		GB
TOP OF BANK		TOB
TOE OF SLOPE		TOE
CUT LIMITS		
FILL LIMITS		
DITCH		
STORM SWALE		
EDGE OF WATER		
HIGH WATER		
WETLAND BOG		BOG
WETLAND MARSH		MRSH
WETLAND SWAMP		SWMP
ROAD SHOULDER		
ROAD CENTERLINE		
ROAD ASPHALT		EP
ROAD GRAVEL		EG
TOP BACK OF CURB		

811 Know what's below. Call before you dig.

CALL 2 BUSINESS DAYS IN ADVANCE BEFORE YOU DIG, GRADE, OR EXCAVATE FOR THE MARKING OF UNDERGROUND MEMBER UTILITIES

SHEET NUMBERING

SAMPLE: C–101

- DISCIPLINE DESIGNATOR
- SHEET TYPE DESIGNATOR
- SHEET SEQUENCE NUMBER

C – 1 01

DISCIPLINE DESIGNATORS		
DISCIPLINE	DESIGNATOR	DESCRIPTION
GENERAL	G	ALL GENERAL
	GI	GENERAL INFORMATION
	GC	GENERAL CONTRACTUAL
	GR	GENERAL RESOURCE
SURVEY/MAPPING	V	ALL SURVEY
GEOTECHNICAL	B	ALL GEOTECHNICAL
CIVIL	C	ALL CIVIL
LANDSCAPE	L	ALL LANDSCAPE
STRUCTURAL	S	ALL STRUCTURAL
ARCHITECTURAL	A	ALL ARCHITECTURE
EQUIPMENT	Q	ALL EQUIPMENT
MECHANICAL	M	ALL MECHANICAL
ELECTRICAL	E	ALL ELECTRICAL
PLUMBING	P	ALL PLUMBING
PROCESS	D	ALL PROCESS
RESOURCE	R	ALL RESOURCE

SHEET TYPE DESIGNATORS	
DESIGNATOR	SHEET TYPE
0	GENERAL (SYMBOLS, LEGENDS, NOTES, ETC.)
1	PLANS (HORIZONTAL VIEWS)
2	ELEVATIONS, PROFILES, COMBINED PLAN & PROFILES
3	SECTIONS (SECTIONAL VIEWS)
4	LARGE-SCALE VIEWS (PLANS, ELEVATIONS, ECT.)
5	DETAILS OR COMBINED DETAILS AND SECTIONS
6	SCHEDULES AND DIAGRAMS
7	USER DEFINED
8	USER DEFINED
9	3D REPRESENTATIONS (ISOMETRICS, PERSPECTIVES, PHOTOS)

SECTION AND DETAIL IDENTIFIERS

NOTE:
A DASH MAY BE PLACED IN THE LOWER PORTION OF THE IDENTIFIER IF THE DETAIL DRAWING OR SECTION VIEW IS LOCATED ON THE SAME SHEET.

	SECTION IDENTIFICATION	DETAIL IDENTIFICATION
CALLOUT	SECTION LETTER A; SHEET NUMBER WHERE DETAIL DRAWING IS LOCATED C-501	DETAIL NUMBER 1; SHEET NUMBER WHERE DETAIL DRAWING IS LOCATED C-501
LABEL	SECTION LETTER A; SECTION; SCALE:	DETAIL NUMBER 1; DETAIL; SCALE:

J-U-B ENGINEERS, INC.

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Suite 180
Logan, UT 84321
Phone: 435.713.9514
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NO.	DESCRIPTION	REV. APPR.	DATE

LEWISTON COMMERCIAL PARK PHASE IV
CITY-COUNTY-STATE

LINE LEGEND

FILE: 57-16-003-001_G-003
JUB PROJ. #: —
DRAWN BY: WGB
DESIGN BY: DOF
CHECKED BY: MK
ONE INCH
AT FULL SIZE, IF NOT ONE INCH, SCALE ACCORDINGLY
LAST UPDATED: 10/26/2021

SHEET NUMBER:
G-003

SURVEY		
SYMBOL DESCRIPTION	EXISTING SYMBOL	PROPOSED SYMBOL
CAP (ALUMINUM)		
CAP (BRASS)		
CHISELED X		
CTRL PT GENERIC		
CTRL PT ½" REBAR	1/2" PIN CONTROL PT	
CTRL PT ⅝" REBAR	5/8" PIN CONTROL PT	
CTRL PT 60D NAIL	60D	
CTRL PT HUB & TACK	HT	
CTRL PT PK NAIL	PK	
CTRL PT TEMP BENCH MARK	TBM	
NAIL		
NAIL AND TAG	N/T	
NAIL (PK)	PK	
BOLT		
DRILL STEEL		
REBAR (½")		
REBAR (⅝")		
STAINLESS STEEL ROD		
IRON PIPE		
RAILROAD SPIKE		
R/W MONUMENT		
STONE		
SECTION CORNER. MON.	22 15 21 16	
SECTION QUARTER MON.	15 22	
SITE		
BOLLARD		
BOULDER		
DRINKING FOUNTAIN		
FLAGPOLE		
GATE		
MAIL BOX		
PARKING METER		
POST		
SIGN		
SPOT ELEVATION		
TREE (SHRUB)		
TREE (STUMP)		
TREE (CONIFEROUS)		
TREE (DECIDUOUS)		
TEST HOLE	TH	
WELL	W	
WELL (MONITORING)	M	

UTILITIES		
SYMBOL DESCRIPTION	EXISTING SYMBOL	PROPOSED SYMBOL
MANHOLE (GENERIC)		
PRESSURE CLEAN OUT AT GRADE	PCO	PCO
THRUST BLOCK		
VAULT	V	V
COMMUNICATION		
TELE. MANHOLE	T	
TELE. PEDASTAL	T	T
TELE. POLE		
TV PEDASTAL	TV	TV
GUY WIRE		
DOMESTIC WATER		
FIRE HYDRANT		
HOSE BIB		
YARD HYDRANT		
WATER MANHOLE	W	
WATER METER		
WATER VALVE	W	W
ELECTRIC		
ELEC. MANHOLE	E	
ELEC. METER	E	E
ELEC. TRANS.	E	E
JUNCTION BOX	J	J
POWER POLE		
POWER STUB	E	E
STREET LIGHT		
TRAFFIC SIGNAL POLE		
IRRIGATION		
IRRIGATION VALVE	IV	IV
IRRIGATION VALVE BOX	I	I
SPRINKLER		
NATURAL GAS		
GAS METER	G	G
GAS VALVE	G	G
SANITARY SEWER		
CLEANOUT	S	S
SEWER STUB	S	SS
SS MANHOLE		
STORM DRAIN		
CATCH BASIN		
DRY WELL	DW	DW
FLARE END		
GREASE TRAP		
SD MANHOLE	D	

FITTINGS		
SYMBOL DESCRIPTION	EXISTING SYMBOL	PROPOSED SYMBOL
BEND (11.25°)		
BEND (22.5°)		
BEND (45°)		
BEND (90°)		
CAP		
COUPLING		
CROSS		
REDUCER (CONCENTRIC)		
REDUCER (ECCENTRIC)		
TEE		
TRUE UNION		
WYE		
VALVES		
AIR VALVE		
BLOW OFF		
COMBO VALVE		
BALL VALVE (N.C.)		
BALL VALVE (N.O.)		
BUTTERFLY VALVE		
CHECK VALVE		
CHECK VALVE (FLANGE)		
CHECK VALVE (MJ)		
GATE VALVE		
PLUG VALVE (N.C.)		
PLUG VALVE (N.O.)		
ROAD MARKINGS		
TURN ARROW		
ARROW STRAIGHT		
ARROW STRAIGHT/TURN		
BICYCLE ROUTE		
CAR		
HANDICAP SYMBOL		
ROADWAY		
INTERSTATE ROUTE	25	
MAST ARM		
PEDESTRIAN SIGNAL		
STATE ROUTE	14	
TRAFFIC LIGHT		

ABBREVIATIONS

ASSY	ASSEMBLY
>	ANGLE
@	AT (MEASUREMENTS)
BLDG	BUILDING
BM	BENCH MARK
BSC	BITUMINOUS SURFACE COURSE
BSW	BACK OF SIDEWALK
BW	BOTH WAYS
C	CHANNEL (STRUCTURAL)
C/L	CENTER LINE
CMP	CORRUGATED METAL PIPE
CO	CLEANOUT
CONC	CONCRETE
CONT	CONTINUOUS
CPLG	COUPLING
CU FT	CUBIC FEET
CU YD	CUBIC YARD
DEG OR °	DEGREE
DET	DETAIL
DIA OR ø	DIAMETER
DIP	DUCTILE IRON PIPE
DIST	DISTRIBUTION
DWG	DRAWING
EA	EACH
ELB	ELBOW
ELEV	ELEVATION
EW	EACH WAY
EXIST	EXISTING
FG	FINISH GRADE
FH	FIRE HYDRANT
FLG	FLANGE
FT OR '	FEET
GV	GATE VALVE
HORIZ	HORIZONTAL
ID	INSIDE DIAMETER
IN OR "	INCH
LB OR #	POUND
LF	LINEAL FEET
LN	LINEAL
MAX	MAXIMUM
MIN	MINIMUM
NO OR #	NUMBER
PE	POLYETHYLENE
PL	PLATE
PL	PROPERTY LINE
PVC	POLYVINYL–CHLORIDE
R	RADIUS
RP	RADIUS POINT
R&R	REMOVE & REPLACE
REM	REMOVE
REQ'D	REQUIRED
REV	REVISION
R/W	RIGHT–OF–WAY
S	SLOPE
SPEC	SPECIFICATION
STA	STATION
STD	STANDARD
STL	STEEL
ST STL	STAINLESS STEEL
TBC	TOP BACK OF CURB
TYP	TYPICAL
TFC	TOP FACE OF CONCRETE
W/	WITH
W/O	WITHOUT
W/REQ'D	WHERE REQUIIRED

J-U-B ENGINEERS, INC.

J-U-B ENGINEERS, INC.
1047 South 100 West,
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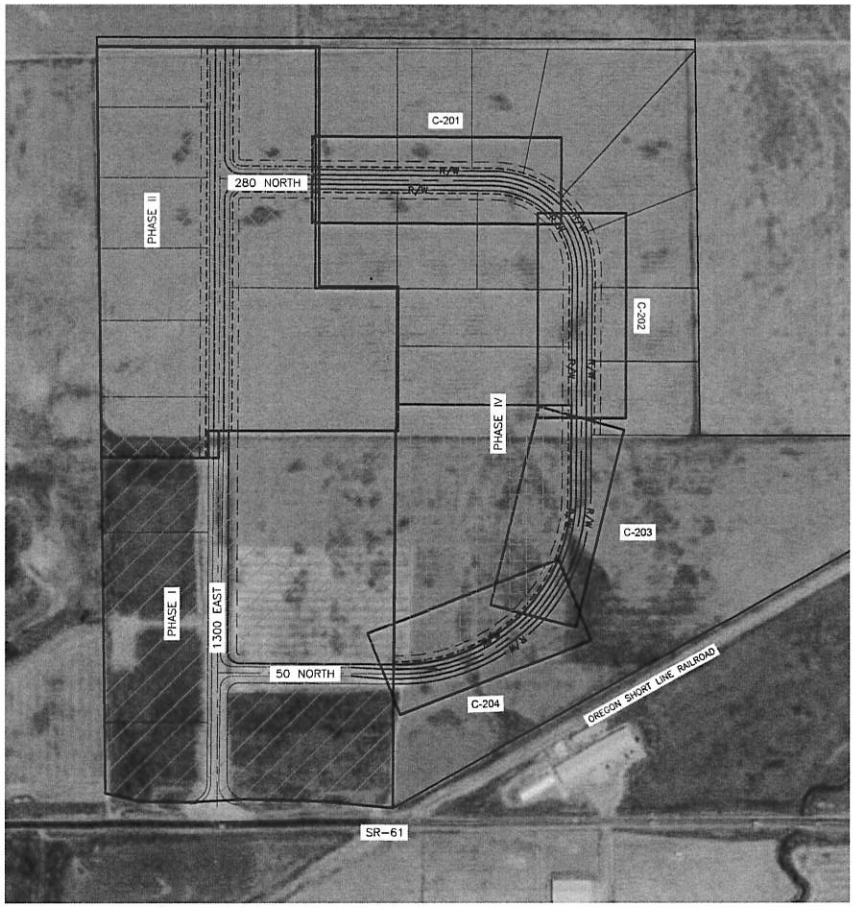
REVISION		
NO.	DESCRIPTION	DATE

LEWISTON COMMERCIAL PARK PHASE IV
CITY-COUNTY-STATE

SYMBOL LEGEND

FILE: 17-16-RD-001_G-001
JOB PROJ. #: ---
DRAWN BY: WCB
DESIGN BY: DDK
CHECKED BY: MS
ORIG. SCALE
AT FULL SIZE, 1 INCH = ONE INCH, SCALE ACCORDINGLY
LAST UPDATED: 10/06/2021

SHEET NUMBER:
G-004



SHEET INDEX
SCALE: 1" = 200'

N

0 200 400
SCALE IN FEET

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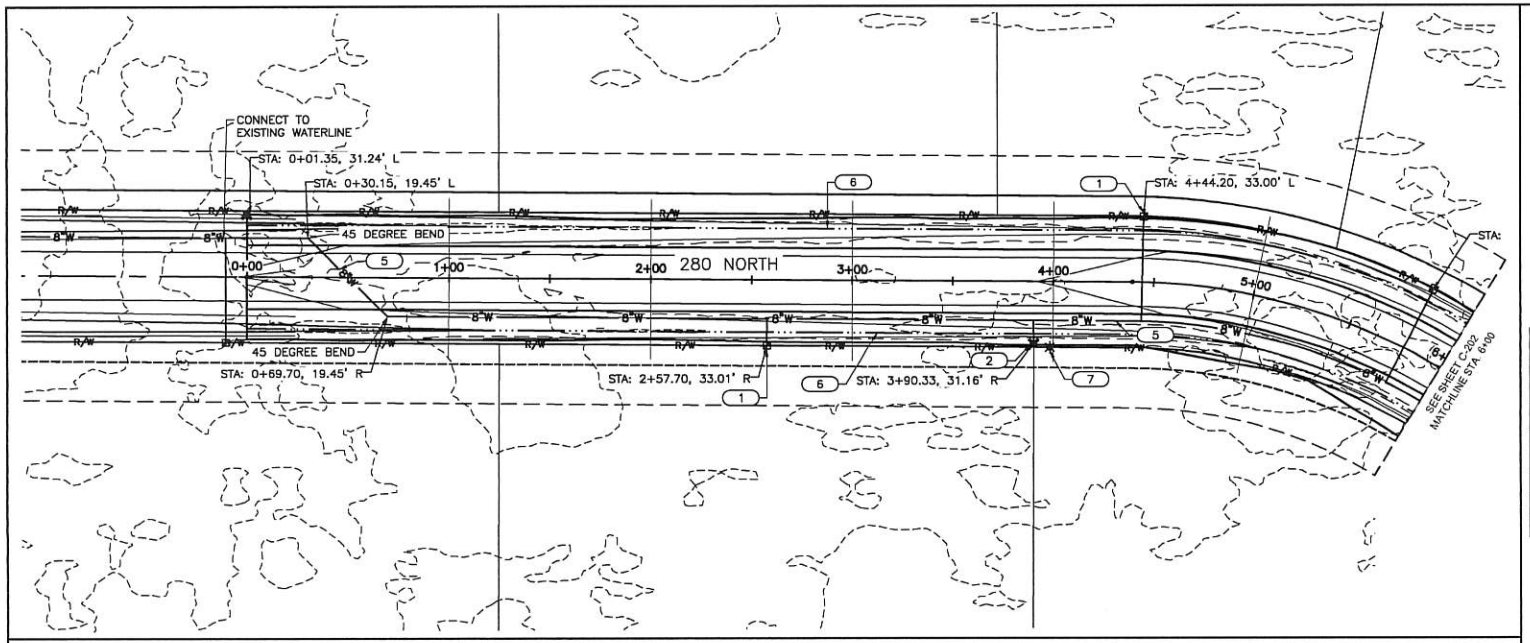
REVISION			
NO.	DESCRIPTION	BY	DATE

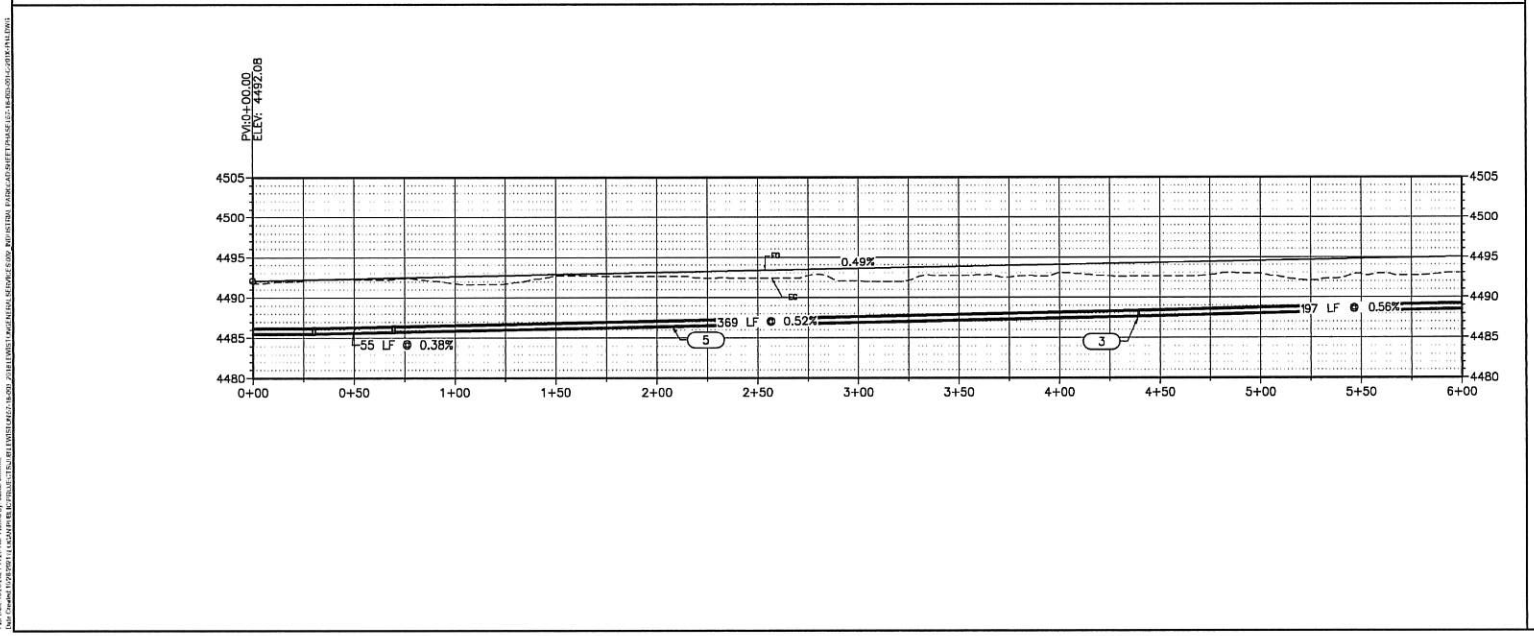
LEWISTON COMMERCIAL PARK PHASE IV
LEWISTON CITY

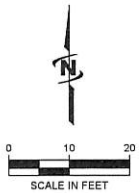
SHEET INDEX

FILE: 57-16480-001-C-100
J-U-B PROJ. # : —
DRAWN BY: JKJ
DESIGN BY: —
CHECKED BY: —
J-U-B INCH
AT FULL SIZE, IF NOT ONE INCH, SCALE ACCORDINGLY
LAST UPDATED: 10/09/2001

SHEET NUMBER:
C-100







KEYNOTE LEGEND	
KEYNOTE	DESCRIPTION
1	STANDARD 1" WATER METER
2	STANDARD FIRE HYDRANT ASSEMBLY
3	STANDARD THRUST BLOCKING
4	STANDARD WATER VALVE
5	8" SDR21 CLASS 200 WATERLINE
6	STORM SWALE
7	STREET LIGHT

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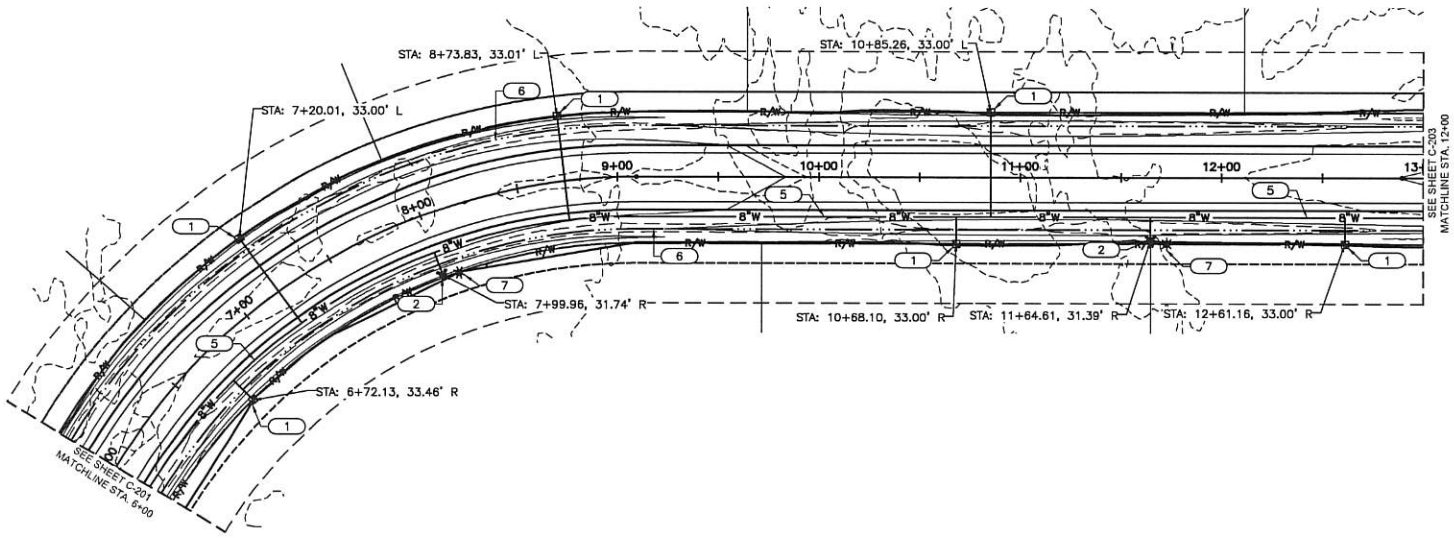
NO.	DESCRIPTION	BY	DATE
	REVISION		

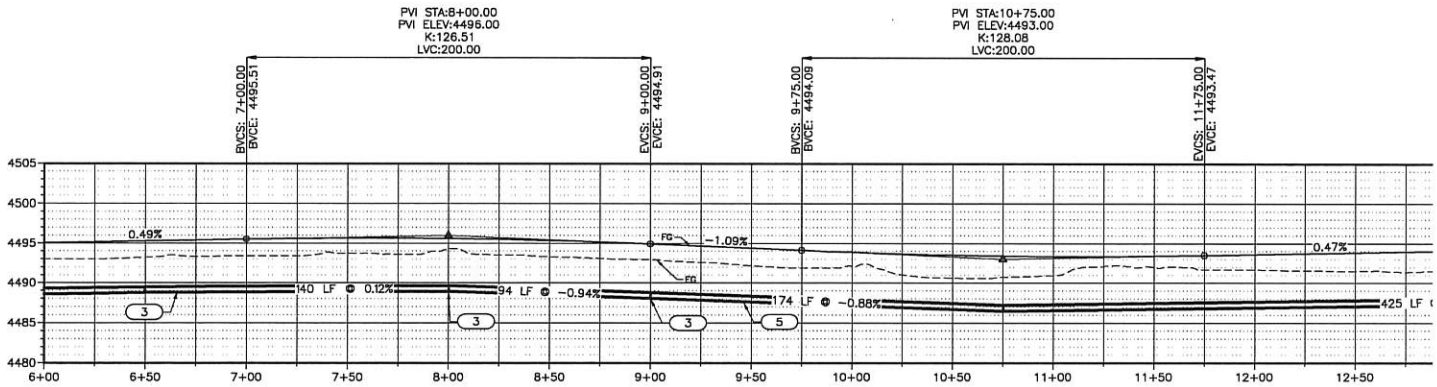
LEWISTON COMMERCIAL PARK
LEWISTON CITY

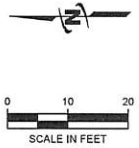
ROADWAY PLAN & PROFILE

FILE: 57-16-000-001-C-2032-PH1
J-U-B PROJ. # : —
DRAWN BY: JAJ
DESIGN BY: —
CHECKED BY: —
1 INC. INCH
AT FULL SIZE, IF NOT ONE INCH, SCALE ACCORDINGLY
LAST UPDATED: 10/26/2021

SHEET NUMBER:
C-201







KEYNOTE LEGEND

KEYNOTE	DESCRIPTION
1	STANDARD 1" WATER METER
2	STANDARD FIRE HYDRANT ASSEMBLY
3	STANDARD THRUST BLOCKING
4	STANDARD WATER VALVE
5	8" SDR21 CLASS 200 WATERLINE
6	STORM SWALE
7	STREET LIGHT

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REVISIONS

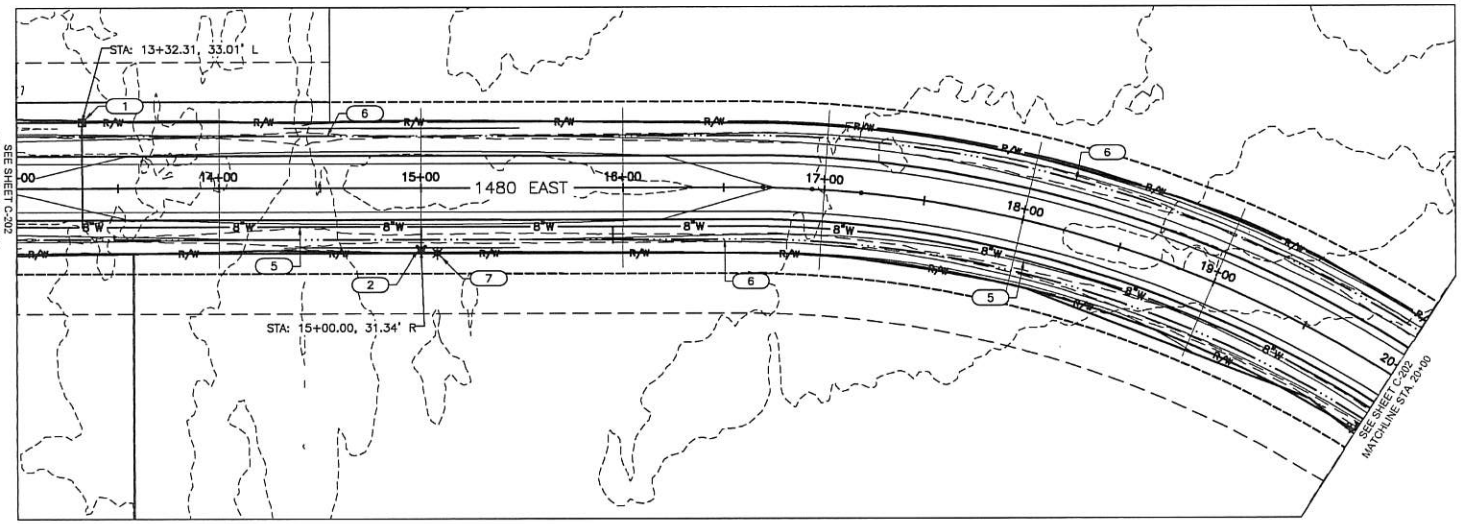
NO.	DESCRIPTION	BY	APPD	DATE

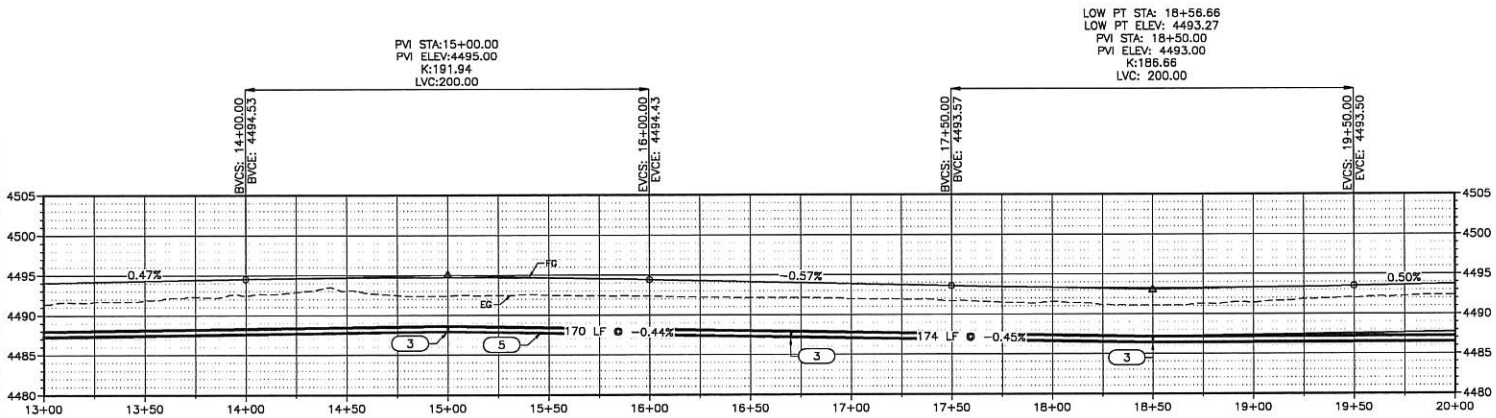
LEWISTON COMMERCIAL PARK PHASE IV
LEWISTON CITY

ROADWAY PLAN & PROFILE

FILE: 57-16483-0014-2019.PRJ
JUB PROJ. # —
DRAWN BY: JAJ
DESIGN BY: —
CHECKED BY: —
ONE INCH
AT FULL SIZE, IF NOT ONE INCH, SCALE ACCORDINGLY
LAST UPDATED: 10/29/2021

SHEET NUMBER:
C-202





0 10 20
SCALE IN FEET

KEYNOTE LEGEND	
KEYNOTE	DESCRIPTION
1	STANDARD 1" WATER METER
2	STANDARD FIRE HYDRANT ASSEMBLY
3	STANDARD THRUST BLOCKING
4	STANDARD WATER VALVE
5	8" SDR21 CLASS 200 WATERLINE
6	STORM SWALE
7	STREET LIGHT

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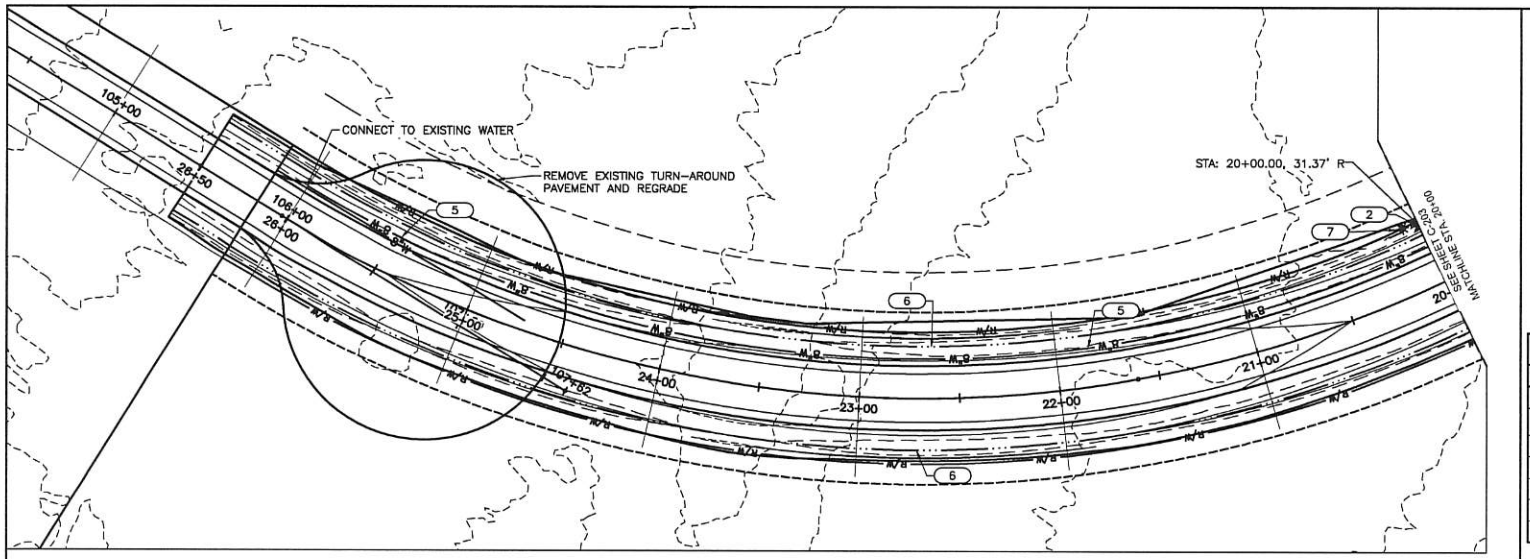
NO.	REVISION DESCRIPTION	BY (JDR)	DATE

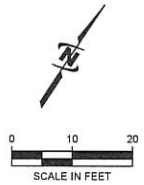
LEWISTON COMMERCIAL PARK PHASE IV
LEWISTON CITY

ROADWAY PLAN & PROFILE

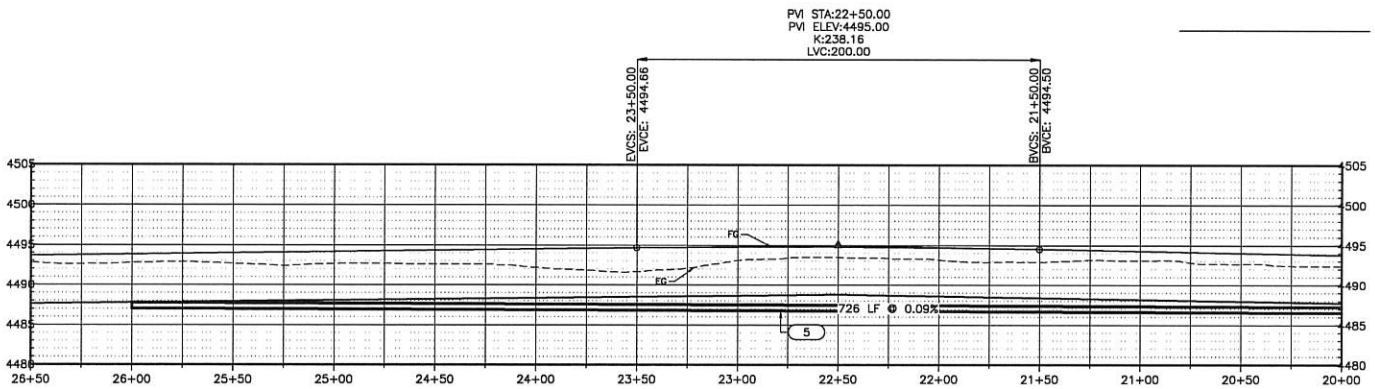
FILE: 57-16-02-0014-2000.PMJ
JUB PROJ. #: —
DRAWN BY: JKJ
DESIGN BY: —
CHECKED BY: —
ONE INCH
AT FULL SIZE, IF NOT ONE INCH, SCALE ACCORDINGLY
LAST UPDATED: 10/28/2021

SHEET NUMBER:
C-203





KEYNOTE LEGEND	
KEYNOTE	DESCRIPTION
1	STANDARD 1" WATER METER
2	STANDARD FIRE HYDRANT ASSEMBLY
3	STANDARD THRUST BLOCKING
4	STANDARD WATER VALVE
5	8" SDR21 CLASS 200 WATERLINE
6	STORM SWALE
7	STREET LIGHT



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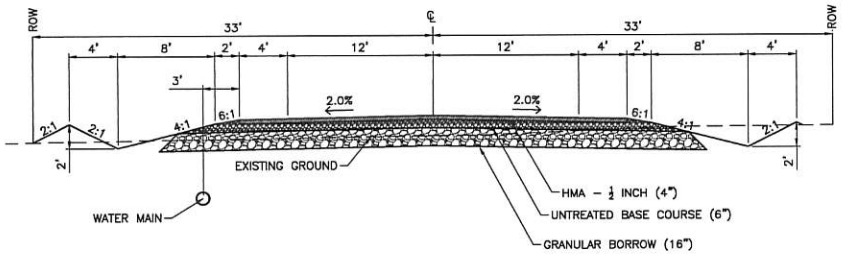
REVISION			
NO.	DESCRIPTION	BY	DATE

LEWISTON COMMERCIAL PARK PHASE IV
LEWISTON CITY

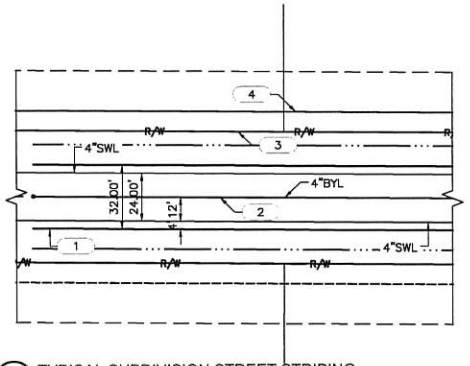
ROADWAY PLAN & PROFILE

FILE: 5-16-003-014-2018-PH
JUB PROJ. #: —
DRAWN BY: JAJ
DESIGN BY: —
CHECKED BY: —
ONE INCH
AT FULL SIZE, IF NOT ONE INCH, SCALE ACCORDINGLY
LAST UPDATED: 10/29/2021

SHEET NUMBER:
C-204



A TYPICAL SUBDIVISION STREET SECTION
SCALE: 1"=5'



B TYPICAL SUBDIVISION STREET STRIPING
SCALE: 1"=30'

KEYNOTE LEGEND	
KEYNOTE	DESCRIPTION
1	EDGE OF PAVEMENT
2	ROADWAY CENTERLINE
3	EXISTING PROPERTY LINE
4	UTILITY EASEMENT

STRIPING KEY	
SYMBOL	DESCRIPTION
4" BYL	4" BROKEN YELLOW LINE
4" DYL	4" DOUBLE YELLOW LINE
12" SB	12" STOP BAR
4" SWL	4" SOLID WHITE LINE
8" SWL	8" SOLID WHITE LINE

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NO.	REVISION DESCRIPTION	BY	APR	DATE

LEWISTON COMMERCIAL PARK PHASE IV
LEWISTON CITY

TYPICAL SECTION DETAIL

FILE: 57-16400-001 C-501X.DWG
PLOT SCALE: 1:1
DRAWN BY: ###
DESIGN BY: ###
CHECKED BY: ##
1 IN. BLOCK
AT FULL SIZE, IF NOT ONE INCH, SCALE ACCORDINGLY
LAST UPDATED: 10/20/2021

SHEET NUMBER:
C-501