

CONTACT OF OWNER:

SCOUT HOLM, REP
OWNER: 2000 MAIN LLC
ADDRESS: 2120 COTTONWOOD CYN #125, HOLM, UT 84718
PHONE: 435-690-0519

CURRENT ZONING: SF-1.0

PLAN FOR STORM DRAINAGE

- DETENTION BASIN AT SOUTH END OF LOT 14
- RIPRAP CHECK DAMS ON ALL ROADS
- EACH LOT TO RETAIN THEIR OWN RUNOFF

PLAN FOR COMMUNICATIONS INFRASTRUCTURE

- COORDINATE WITH CABLE AND PHONE COMPANIES THE DESIGN AND INSTALLATION OF COMMUNICATIONS WIRE AND EQUIPMENT IN THE PUBLIC UTILITY EASEMENT THE SIDE OF EACH ROAD RIGHT-OF-WAY.

WATER PLAN

- THE PLAN IS TO INSTALL A 12" WATER MAIN FROM A NEW WATER TANK AND WELL THAT WILL BE LOCATED ON THE EAST SIDE OF REDSTONE (EAST OF MAIN STREET).
- THE NEW WATER TANK WILL BE 330,000 GALLONS.
- THE NEW WELL WILL BE 80+ GALLONS PER MINUTE.
- THE NEW 12" WATER MAIN WILL SUPPLY 200 FEET OF HYDRAULIC HEAD AT MILES MARK WHICH WILL BE 86 P.S.I. IN PRESSURE.
- AN 8" WATER MAIN WILL BE INSTALLED IN THIS SUBDIVISION.

SEWER PLAN

- THE PLAN IS TO INSTALL A 6" PRESSURE SEWER MAIN FROM ROME AVE. DOWN GUBLER DRIVE TOWARD THE SEWER TREATMENT CENTER THAT WILL BE INSTALLED WEST OF DESERT ROSE BOULEVARD, JUST SOUTH OF GOULDS WASH.
- THE LOTS WILL HAVE THEIR OWN SEPTIC TANK AND EFFLUENT PUMPS TO CREATE A S.T.E.P. AND S.T.E.G. SYSTEM.
- THE TREATMENT AREA WILL USE THE TREATED WASTEWATER TO WATER A NEW TOWN PARK.

PRELIMINARY PLAT FOR:
MILES MARK

LOCATED NORTH END OF ROME AVENUE IN APPLE VALLEY, WASHINGTON COUNTY, UTAH
IN SOUTHEAST QUARTER OF SECTION 19, T42S, R11W, SLB&M.

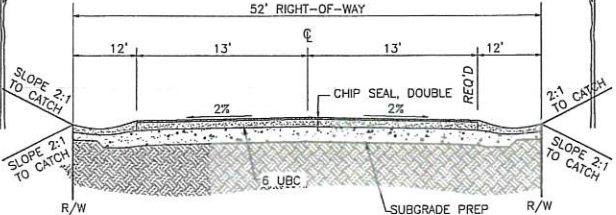
PRELIMINARY PLAT FIGURES
LAND= 66 ACRES
LOTS VARY FROM 1 TO GREATER THAN 1 ACRE.
UNITS= 29



150 0 150
SCALE IN FEET

LEGEND

- PROPERTY LINE
- ADJACENT PROPERTY LINE
- PROPOSED TRAIL
- SECTION LINE
- SECTION CORNER AS DESCRIBED
- CHURCH
- OPEN SPACE
- 0.5 ACRE LOTS
- > 1 ACRE LOTS
- COMMERCIAL LOTS
- MILES MARK SUBD.



TYPICAL SECTION

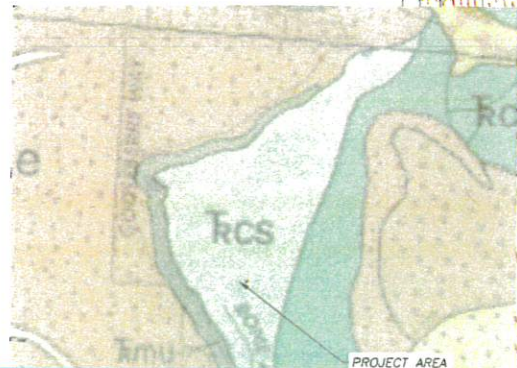
LEGAL DESCRIPTION

ALL OF PARCEL # AV-1319-A
BEGINNING N 0°04'54" W 660 FT ALG SEC/L FM SE CORNER SEC 19, T42S, R11W, THENCE N 89°59'43" W 860 FT; THENCE S 0°04'54" E 660 FT TO S LN; THENCE N 89°59'43" W 265.66 FT ALG SEC/L; THENCE N42°41'51" W 592.977 FT; THENCE N 30°10'41" W 70.01 FT; THENCE N 17° W 561.891 FT; THENCE N 09°53'02" W 115.299 FT; THENCE N 07°40' E 380.775 FT; THENCE N 53°30' W 431.246 FT; THENCE N07°25' W 204.755 FT; THENCE N 71°45'33" E1980.339 FT TO E1/4 COR; THENCE S 0°04'54" E1973.81 FT ALG SEC/L TO POB LESS: BEGINNING AT A POINT ALONG THE SECTION LINE SITUATED SOUTH 89° 59' 23" WEST 660.0 FEET FROM THE SOUTH EAST CORNER OF SECTION 19, TOWNSHIP 42 SOUTH, RANGE 11 WEST, SLB&M, AND RUNNING THENCE NORTH 00° 05' 48" WEST 660.0 FEET; THENCE SOUTH 89° 59' 23" WEST 153.23 FEET; THENCE SOUTH 55° 59' 06" WEST 483.63 FEET; THENCE SOUTH 42° 42' 45" EAST 430.03 FEET; THENCE SOUTH 89° 58' 49" WEST A DISTANCE OF 69.96 FEET; THENCE SOUTH 42° 42' 45" EAST 100.00 FEET; THENCE NORTH 89° 59' 23" EAST ALONG THE SECTION LINE 265.66 FEET MORE OR LESS TO THE POINT OF BEGINNING. CONTAINING 65.58 ACRES.

GEOLOGICAL HAZARDS

FAULTS & SURFACE FAULTING	NONE
LIQUEFACTION	NONE
FLOODING	ZONE X- NO FLOODING
LANDSLIDE HAZARD	CLIFF BAND
ROCKFALL HAZARD	LOW TO HIGH
BRECCIA PIPES AND PALEOKARST	NONE
CALICHE	NONE
COLLAPSIBLE SOIL	NONE
EXPANSIVE SOIL	ESL-LOW SUSCEPTIBILITY TO EXPANSION
GYPSIFEROUS SOIL & ROCK	NONE
PIPING & EROSION	SUSCEPTIBLE ROCK
SHALLOW BEDROCK	BRB-BURIED: BEDROCK GENERALLY > 5 FEET BENEATH SOIL COVER
WIND BLOWN SAND	NONE
SHALLOW GROUND WATER	SCW3-MODERATELY TO FREELY DRAINING SOILS

THE MITIGATION OF POTENTIAL HAZARDS WILL BE RECOMMENDED IN THE FUTURE GEOTECHNICAL REPORT.



SOILS DESCRIPTION OF PROPERTY:
TRCS: SHINARUMP CONGLOMERATE MEMBER (UPPER TRIASSIC)
MEDIUM- TO COARSE-GRAINED SANDSTONE, PEBBLY SANDSTONE, AND LESSER PEBBLY CONGLOMERATE, LOCALLY WITH SILTY SANDSTONE, CLAYSTONE, AND SILETIC CLAYSTONE INTERBEDS, THAT FORMS PROMINENT CLIFFS, HOGBACKS, AND MESAS; CLASTS ARE SUBROUNDED CHERT AND QUARTZITE, MOSTLY THICK BEDDED WITH BOTH PLUNAR AND LOW-ANGLE CROSS-STRAATIFICATION, ALTHOUGH THIN, PLATY BEDS WITH RIPPLE CROSS-STRAATIFICATION OCCUR LOCALLY, PREDOMINANTLY PALE- TO DARK-YELLOWISH-ORANGE, BUT PALE-RED, GRAYISH-RED, PALE-ORANGE, AND PALE-YELLOW-BROWN HUES ARE COMMON; COMMONLY STAINED BY IRON-MANGANESE OXIDES, LOCALLY FORMING "PICTURE STONE"; CONTAINS POORLY PRESERVED PETRIFIED WOOD AND PLANT DEBRIS, COMMONLY REPLACED IN PART BY IRON-MANGANESE OXIDES; UPPER CONTACT MARKS A SHARP TOPOGRAPHIC BREAK AND TYPICALLY CORRESPONDS TO THE FIRST APPEARANCE OF VARICOLORED, SWELLING MUDSTONE; DEPOSITED IN BRADED STREAMS THAT FLOWED NORTH AND NORTHWEST (STEWART AND OTHERS, 1972A; DUBIEL, 1994; DECOURTEN, 1998); TYPICALLY ABOUT 100 FEET (30 M) THICK, BUT RANGES FROM 5 TO 250 FEET (2-75 M) THICK DUE TO DEPOSITION OVER PALEOTOPOGRAPHY DEVELOPED ON THE TR-3 UNCONFORMITY

FOUND SOUTHEAST CORNER OF SECTION 19, TOWNSHIP 42 SOUTH, RANGE 11 WEST, SALT LAKE BASE & MERIDIAN

NO	REVISIONS	DATE	BY
	DESCRIPTION		

PROVALUE ENGINEERING, INC.

Engineers - Land Surveyors - Land Planners
20 SOUTH 850 WEST, Suite 1
Hurricane City, Utah 84737
Phone: (435) 668-4501



PRELIMINARY PLAT FOR:

MILES MARK

N 8E 1/4, SECTION 19, T42S, R11W, SLB&M
LOCATED IN NORTH END OF ROME AVENUE, APPLE VALLEY, UTAH
WASHINGTON COUNTY, UTAH

DATE: 11/22/2021

SCALE: 1"=150'

JOB NO.

216-2913

SHEET NO.

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