

# Ridley's Subdivision Phase 2

500 East Main Street  
Santaquin, Utah County, Utah, 84655



Vicinity Map  
Not to Scale

## Civil Sheet Index

C0.0	Cover Sheet
C1.0	Preliminary Plat
C2.0	Phasing Plan
C3.0	Grading Plan
C4.0	Utility Plan

### Phase 2 (3 Lots)

Zone: C-1 General Commercial  
Overall Area = 155,025 s.f. (3.559 Acres)  
Lot 7 Area = 53,498 s.f. (1.23 Acres)  
Lot 8 Area = 58,872 s.f. (1.35 Acres)  
Lot 9 Area = 42,657 s.f. (0.98 Acres)

### Future Phases

Zone: C-1 General Commercial  
Overall Area = 551,830 s.f. (12.67 Acres)

### Santaquin City Notes

The developer and the general contractor understand that it is his/her responsibility to ensure that all improvements installed within this development are constructed in full compliance with all state and Santaquin City codes, ordinances and standards. These plans are not all inclusive of all minimum codes, ordinances and standards. This fact does not relieve the developer or general contractor from the full compliance with all minimum state and Santaquin City codes, ordinances and standards.

### Santaquin City Note to Developers & General Contractors

All recommendations made in the provided geotechnical report/study shall be followed explicitly during construction of building and site improvements.

### Abbreviations

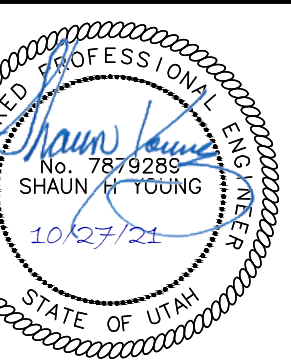
BCR	Begin Curb Return	PT	Point of Tangency
BOL	Ballard	PVC	Polyvinyl Chloride
BRW	Finish Grade - Bottom of Retaining Wall	PVI	Point of Vertical Intersection
CATV	Cable Television Box	RCP	Reinforced Concrete Pipe
CB	Catch Basin	RD	Roof Drain
CMP	Corrugated Metal Pipe	SB	Signal Box
COB	Cleanout Box	SD	Storm Drain
COTG	Cleanout to Grade	SDMH	Storm Drain Manhole
EA	Edge of Asphalt	SMH	Sewer Manhole
EB	Electrical Box	SP	Signal Pole
EC	End of Curve	SS	Sanitary Sewer
ECR	End Curb Return	SVZ	Sight Visibility Zone
GB	Grade Break	SW	Secondary Water
GM	Gas Meter	TA	Top of Asphalt
HB	Hose Bib	TB	Telephone Box
HP	High Point	TBC	Top Back of Curb
I	Irrigation Line	TG	Top of Grate
ICB	Irrigation Control Box	TMH	Telephone Manhole
Lip	Lip of Gutter	TP	Top of Concrete
LP	Light Pole	TRW	Finish Grade - Top of Retaining Wall
MH	Manhole	TW	Top of Walk
Mon	Monument	VC	Vertical Curve
PC	Point of Curvature	VPC	Vertical Point of Curve
PCC	Point of Compound Curvature	VPT	Vertical Point of Tangency
PI	Point of Intersection	WL	Waterline
PM	Power Meter	WP	Working Point
PP	Power Pole	WV	Water Valve

### Legend

Proposed Curb & Gutter	Existing Improvements	Existing Asphalt
Proposed Open Face C & G	Existing Asphalt	Existing Concrete
Proposed Asphalt	Existing Inlet Box	Existing Catch Basin
Proposed Concrete	Existing Manhole	Existing Fire Hydrant
Proposed Truncated Domes	Existing Water Valve	Existing Overhead Power Line
Proposed Inlet Box	Existing Water	Existing Sewer
Proposed Catch Basin	Existing Secondary Water	Existing Storm Drain
Proposed Manhole	Existing Sewer	Existing Gas
Proposed Transformer	Existing Storm Drain	Existing Power
Proposed Meter Box	Existing Gas	Existing Telephone
Proposed Water Meter	Existing Power	Existing Fence
Proposed Water Valve	Existing Telephone	Flowline
Proposed Water Line	Existing Fence	Centerline
Proposed Sanitary Sewer	Flowline	Existing Contour
Proposed Storm Drain	Centerline	Existing Spot
Proposed Conduit Line	Existing Contour	Existing Light Pole
Proposed Power Line	Existing Spot	Existing Street Light
Proposed Gas Line	Existing Light Pole	Existing Building
Proposed Fire Line	Existing Street Light	Existing Telephone Box
Proposed Secondary Water Line	Existing Building	Existing Power Meter
Proposed Roof Drain	Existing Telephone Box	Existing Electrical Box
Proposed Fence	Existing Power Meter	Existing Electrical Cabinet
Ridge line	Existing Electrical Box	Existing Gas Meter
Grade Break	Existing Electrical Cabinet	Existing Water Meter
Proposed Contour	Existing Gas Meter	Existing Irrig. Control Box
Direction of Drainage	Existing Water Meter	Existing Ballard
Proposed Spot	Existing Irrig. Control Box	Existing Hose Bib
ADA Accessible Route	Existing Ballard	Working Point
Property Line	Existing Hose Bib	Existing Deciduous Tree
Sawcut Line	Working Point	Existing Coniferous Tree
Proposed Light Pole	Existing Deciduous Tree	
Proposed Street Light	Existing Coniferous Tree	
Proposed Building		
Existing Power Pole		
Existing Power Pole w/ Guy		
Existing Utility Marker		
Existing Post		

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Cover Sheet  
Ridley's Subdivision Phase 2  
500 East and Main Street  
Santaquin, Utah County, Utah



27 Oct, 2021

SHEET NO.

C0.0

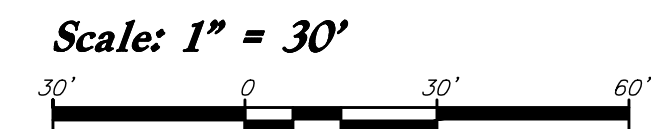








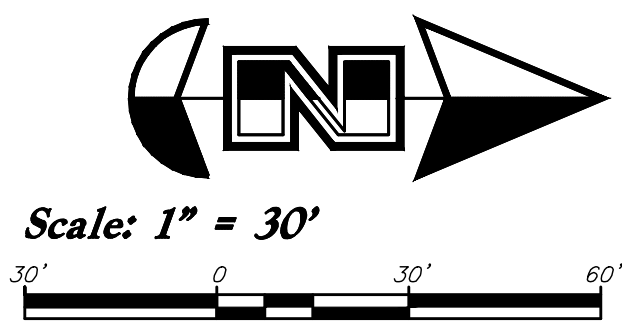




1. Concrete sidewalk shall be constructed with a cross slope of 1.5% unless shown otherwise on plan.
2. Running slope of sidewalks shall be built per grades shown on the plan. where grades are not provided, sidewalks shall be constructed with a maximum running slope of 4.5%
3. Refer to the Site Plan for sidewalk dimensions.

**C2.0**





**SHEET NO.**  
**C3.0**