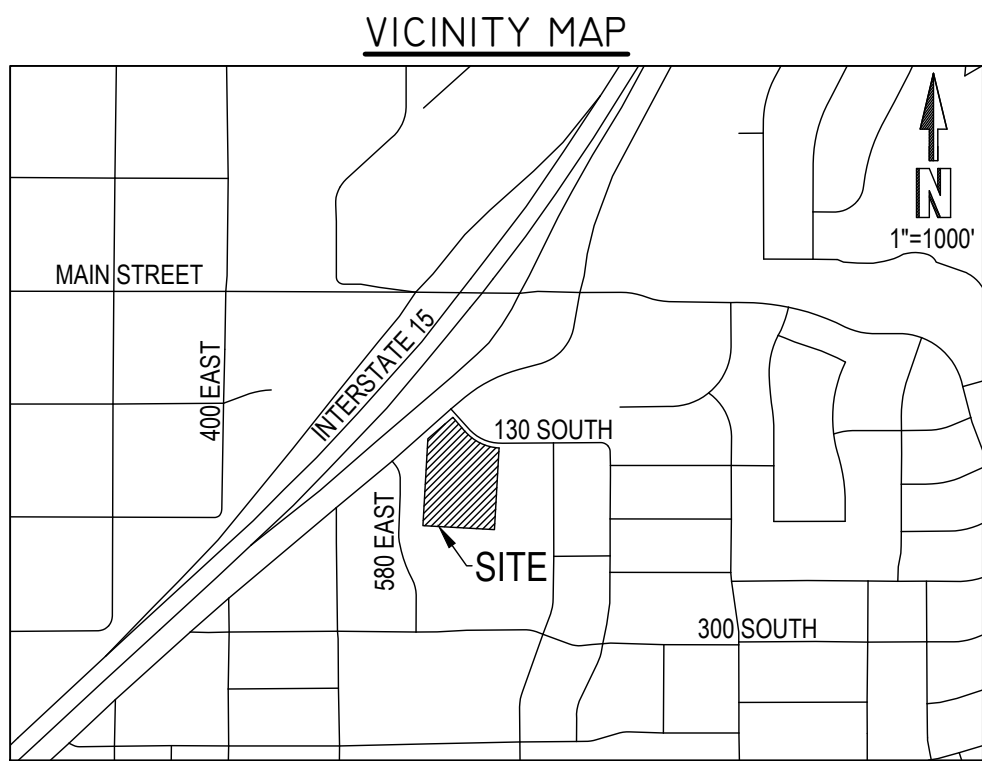


130 SOUTH STREET CHURCH SUBDIVISION



SHEET INDEX

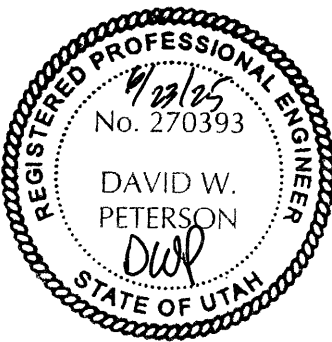
C1	COVER SHEET
PLAT	
C2	UTILITY PLAN SHEET
C3	STORM DRAIN/GRADING PLAN
C4	HIGHLAND TBC PLAN/PROFILE
C5	DETAIL SHEET
C6	DETAIL SHEET

GENERAL NOTES

1. THE DEVELOPER AND THE GENERAL CONTRACTOR UNDERSTAND THAT IT IS HIS/HER RESPONSIBILITY TO ENSURE THAT ALL IMPROVEMENTS INSTALLED WITHIN THE 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 FULL COMPLIANCE WITH ALL MINIMUM STATE AND SANTAQUIN CITY CODES, ORDINANCES, AND STANDARDS.
2. ALL RECOMMENDATIONS MADE IN A PARTICULAR GEOTECHNICAL REPORT/STUDY SHALL BE FOLLOWED EXPLICITLY DURING CONSTRUCTION OF BUILDINGS AND SITE IMPROVEMENTS.

LAND USE TABULATIONS

ZONE:	R-10
NUMBER OF LOTS:	2
TOTAL AREA:	9.124 ACRES
LOT AREA:	8.99 ACRES
ROAD DEDICATION:	0.134 ACRES
DENSITY:	0.22 LOTS/ACRE



BENCH MARK

SOUTH QUARTER CORNER, SECTION 1,
TOWNSHIP 10 SOUTH, RANGE 1 EAST,
SALT LAKE BASE AND MERIDIAN
ELEVATION = 5082.91 (NAVD88)

REVISIONS

Rev.	Date	Description

THE CHURCH OF
JESUS CHRIST
OF LATTER-DAY SAINTS

EVANS & ASSOCIATES
ARCHITECTURE
11576 SOUTH STATE STREET,
SUITE 103B, DRAPER, UTAH
84020 801-553-8272

EXCEL
ENGINEERING
David W. Peterson, P.E., License #270393
12 West 100 North, Suite 201C, American Fork, UT 84003
P: (801) 756-4504; david@excelcivil.com

130 SOUTH STREET CHURCH SUBDIVISION

SANTAQUIN, UTAH COUNTY UTAH

Drawn by:
D.W.P.
Designed by:
D.W.P.
Checked by:
D.W.P.

COVER SHEET

Scale:
1"=20'
Date:
06/23/25
C1

ENBRIDGE GAS UTAH ACCEPTANCE

Questar Gas Company, dba Enbridge Gas Utah ("Enbridge"), approves this plat solely to confirm that the plat contains public utility easements. This approval does not (a) affect any right Enbridge has under Title 54, Chapter 8a, a recorded easement or right-of-way, prescriptive rights, or any provision of law; (b) constitute acceptance of any terms contained in any portion of the plat; and (c) guarantee any terms or waive Enbridge's right to require additional easements for gas service.

Questar Gas Company
dba Enbridge Gas Utah.

Approved this _____ day of _____, 20____. By _____

Title _____

ROCKY MOUNTAIN POWER

- 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 rights and duties described therein.
- Pursuant to Utah Code Ann § 10-9a-603 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
 - A recorded easement or right-of-way
 - The law applicable to prescriptive rights
 - Title 54, Chapter 8a, Damage to Underground Utility Facilities, or
 - Any other provision of law

ROCKY MOUNTAIN POWER

DATE

AGRICULTURAL COMMUNITY NOTE

This property is located in an agricultural community in which normal agricultural uses and activities are common and part of the identity of Santaquin City. It can be anticipated that such agricultural uses and activities may now or in the future be conducted near this property. Property owners need to understand and acknowledge that they may experience annoyance or inconvenience which may result from such normal agricultural uses and activities. Additionally, property owners must refrain from trespassing on private property which can negatively impact the integrity of agricultural lands and businesses.

SURVEYOR'S CERTIFICATE

I, AARON D. THOMAS, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 6418780 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY BY AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW, AND HAVE SUBDIVIDED SAID TRACT OF LAND IN LOTS, BLOCKS, STREETS AND EASEMENTS AND THE SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT AND THAT THIS PLAT IS TRUE AND CORRECT.

DATE (SEE SEAL BELOW)

BOUNDARY DESCRIPTION

Beginning at a point located North 88°58'10" East along section line 887.51 feet and North 1307.43 feet from the South Quarter Corner of Section 1, Township 10 South, Range 1 East, Salt Lake Base and Meridian; thence along the boundary of Eagle Crest Estates Plat "B" the following two courses and distances: 1) North 53°38'54" East 87.31 feet, and North 3°15'08" East 525.80 feet; thence North 49°16'07" East along the easterly right-of-way line of Highland Drive a distance of 170.75 feet; thence South 40°43'53" East 2.82 feet; thence North 49°16'07" East 0.44 feet; thence along the boundary of Santaquin Ridge Plat "C" the following five courses and distances: 1) South 40°43'53" East 93.03 feet, and 2) along the arc of a 253.00 foot radius curve to the left 219.55 feet through a central angle of 49°43'15" (chord bears South 65°35'30" East 212.73 feet), 3) North 89°32'52" East 221.93 feet, 4) along the arc of a 27.60 foot radius non-tangent curve to the right 34.17 feet through a central angle of 70°56'12" (chord bears South 48°59'17" East 32.03 feet), and 5) South 0°02'21" West 565.18 feet; thence along the boundary of Santaquin Ridge Plat "D" the following three courses and distances: 1) South 0°02'42" West 29.07 feet, 2) South 89°38'01" West 115.52 feet, and 3) South 0°02'21" West 0.15 feet; thence South 89°38'00" West 191.92 feet; thence North 0°23'13" West 90.63 feet; thence South 89°36'47" West 423.77 feet to the point of beginning.

Area = 397,441 sq.ft. or 9.124 Acres, Contains 2 Lot

Basis of Bearing is North 88°58'10" East along Section line from the South Quarter Corner to the Southeast Corner of said Section 1.

OWNER'S DEDICATION

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

IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS THIS _____ DAY OF _____, A.D. 20____.

MARK B. HALES

JOAN B. HALES

ACKNOWLEDGMENT

STATE OF UTAH
COUNTY OF UTAH

S.S.

THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 20____, BY _____ WHO REPRESENTED THAT SHE IS THE OWNER OF THE ABOVE DESCRIBED PROPERTY AND HAVE THE AUTHORITY TO EXECUTE THIS INSTRUMENT.

MY COMMISSION EXPIRES _____ NOTARY PUBLIC (SEE SEAL BELOW)

PLANNING COMMISSION APPROVAL

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

CHAIRMAN

DIRECTOR / SECRETARY

CENTRACOM ACCEPTANCE

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

BY

TITLE

CENTURY LINK ACCEPTANCE

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

BY

TITLE

PLAT "A"

130 SOUTH STREET CHURCH SUBDIVISION

LOCATED IN THE SOUTHEAST QUARTER OF SECTION 1,
TOWNSHIP 10 SOUTH, RANGE 1 EAST, SLB&M

SANTAQUIN CITY UTAH COUNTY, UTAH
SCALE: 1" = 50 FEET

Surveyor's Seal

Notary Public Seal

City Engineer's Seal

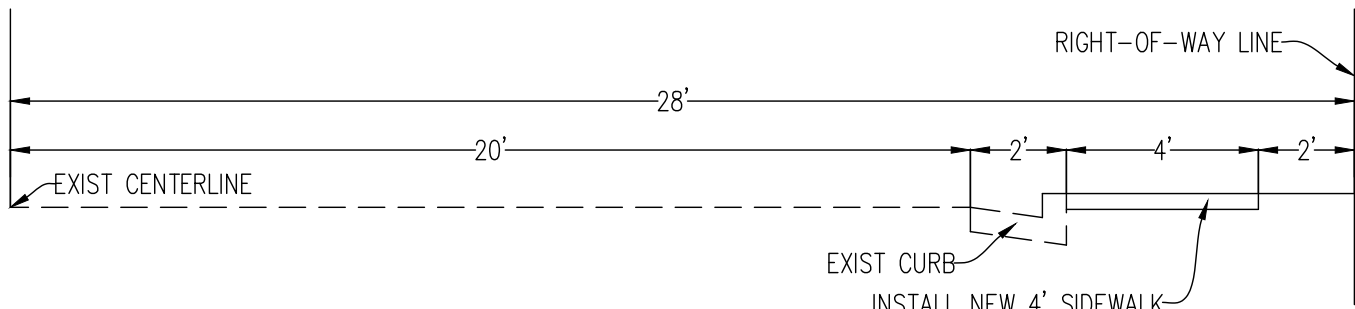
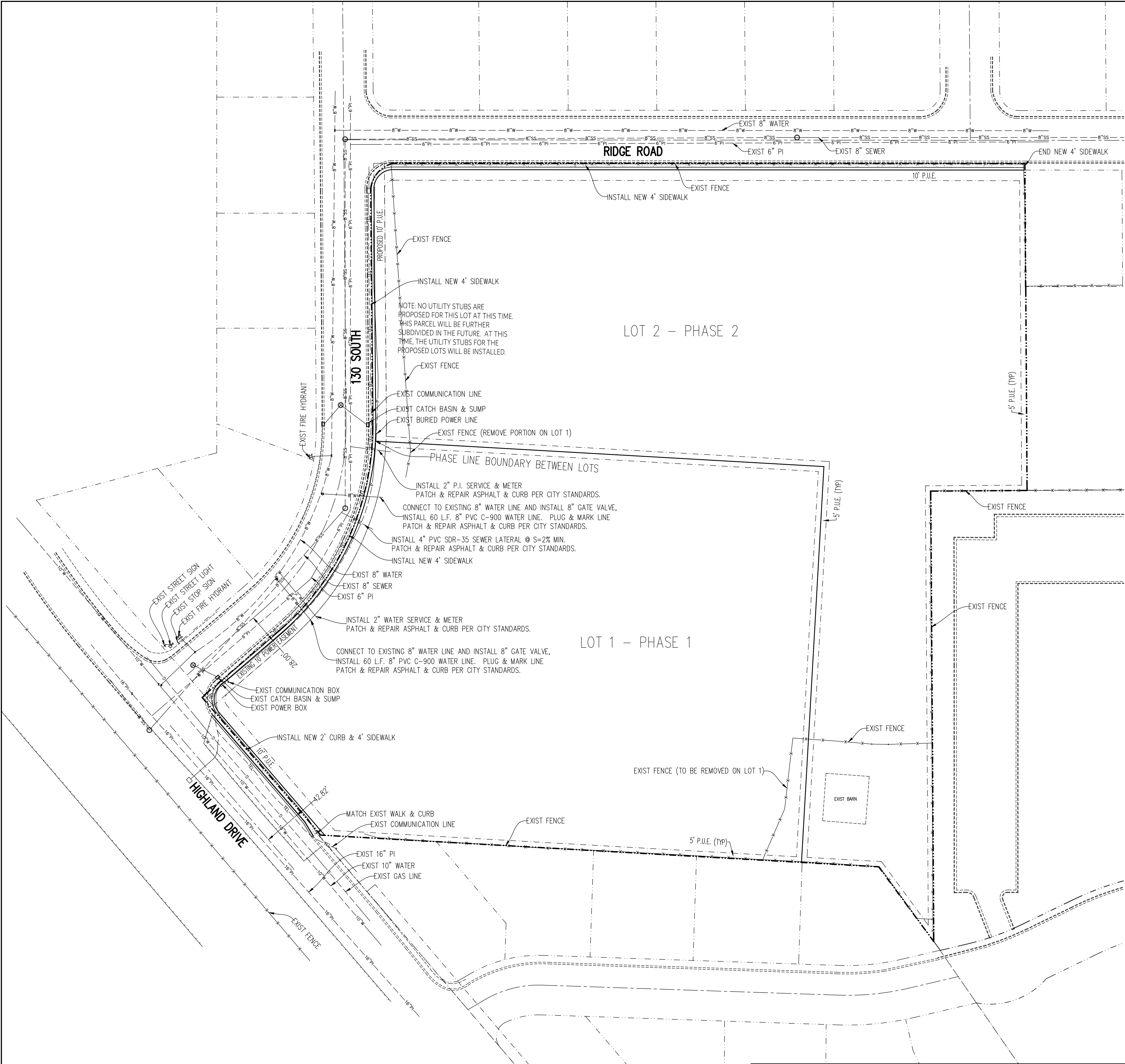
Clerk-Recorder Seal

County Recorder Seal

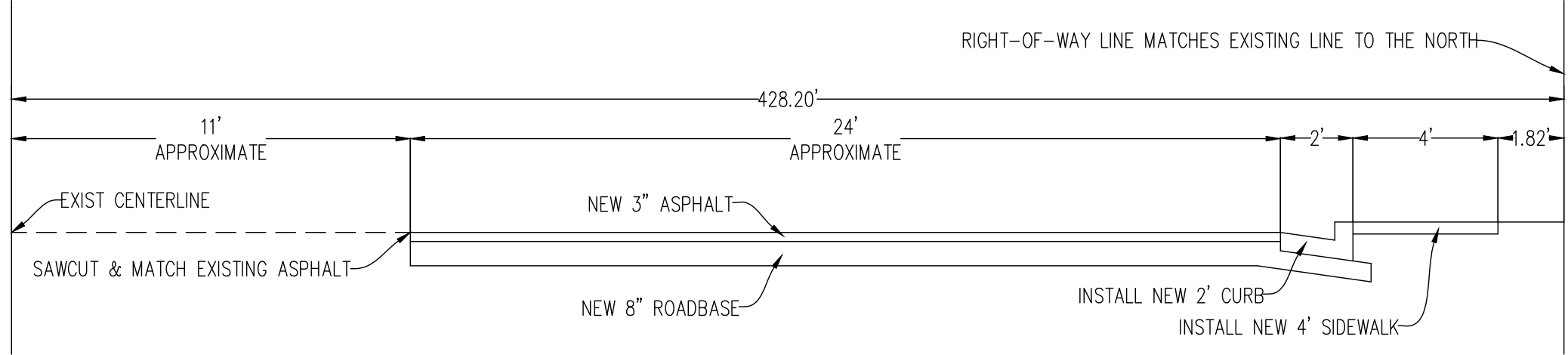
CURVE	RADIUS	LENGTH	DELTA	CHORD	BEARING
C1	253.00	219.55	49°43'15"	212.73	S 65°35'30" E
C2	27.60	34.17	70°56'12"	32.03	S 48°59'17" E
C3	18.00	28.27	90°00'00"	25.46	S 85°43'53" E
C4	256.00	206.82	46°17'18"	201.24	S 63°52'32" E
C5	256.00	15.34	3°25'57"	15.33	S 88°44'10" E
C6	18.00	28.43	90°29'29"	25.56	S 45°12'23" E
C7	228.00	197.86	49°43'15"	191.71	S 65°35'30" E

SURVEYOR:

AZTEC
ENGINEERING
732 N. 780 W. AMERICAN FORK, UT 84003
aztecengineering@gmail.com



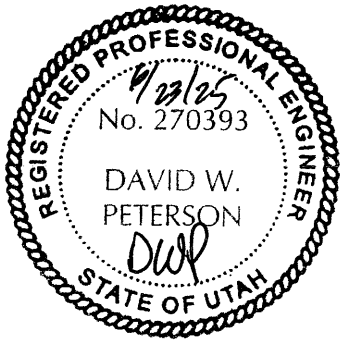
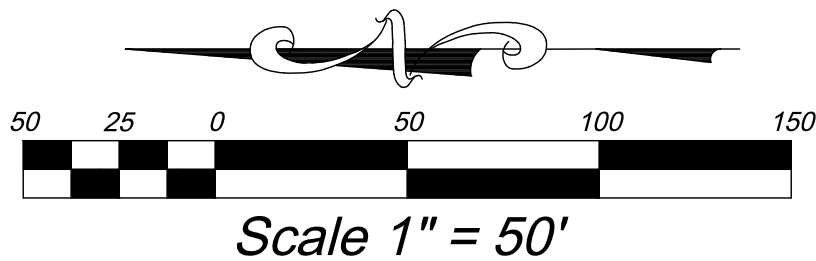
130 SOUTH & RIDGE ROAD 1/2 STREET CROSS-SECTION



HIGHLAND DRIVE 1/2 STREET CROSS-SECTION

UTILITY LEGEND	
	EXIST FIRE HYDRANT
	EXIST VALVE
	NEW CULINARY WATER VALVE
	PRESSURE IRRIG. C900 PVC PURPLE PIPE
	EXISTING PI LINE
	CULINARY WATER PVC C900
	EXIST CULINARY LINE
	SEWER PIPE PVC SDR-35
	EXIST SEWER LINE
	EXIST STORM DRAIN PIPE
	EXIST BURIED POWER LINE
	EXIST COMMUNICATION LINE
	EXIST GAS LINE
	EXISTING EDGE OF ASPHALT

FEMA INFO
FEMA FLOOD MAP 49049C0975F DATED 06/19/20 ZONE X
NOTED AS AN AREA OF MINIMUL FLOOD HAZARD.



BENCH MARK		REVISIONS		130 SOUTH STREET CHURCH SUBDIVISION	
SOUTH QUARTER CORNER, SECTION 1, TOWNSHIP 10 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN ELEVATION = 5082.91 (NAVD88)		Rev.	Date	SAINTAQUIN, UTAH COUNTY	UTAH
				Drawn by: D.W.P.	Scale: 1"=50'
				Designed by: D.W.P.	Date: 06/23/25
				Checked by: D.W.P.	C2

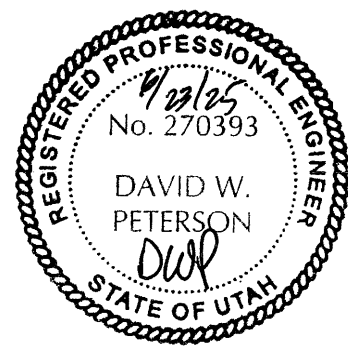
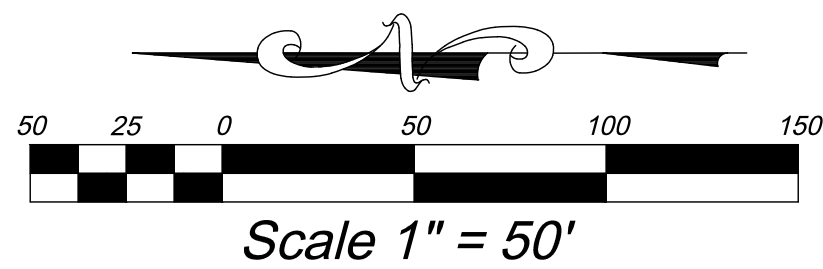
THE CHURCH OF
JESUS CHRIST
OF LATTER-DAY SAINTS

EVANS & ASSOCIATES
ARCHITECTURE
11576 SOUTH STATE STREET,
SUITE 103B, DRAPER, UTAH
84020 801-553-8272

EXCEL
ENGINEERING
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12 West 100 North, Suite 201C, American Fork, UT 84003
P: (801) 756-4504; david@excelcivil.com



EROSION CONTROL NOTES
INSTALL FILTER FABRIC OR EQUAL INLET PROTECTION OVER STORM DRAIN INLET AT THE INTERSECTION OF 130 SOUTH AND HIGHLAND DRIVE PRIOR TO CONSTRUCTING CURB, SIDEWALK, PAVEMENT AND UTILITIES ON 130 SOUTH. FOLLOWING CONSTRUCTION REMOVE FILTER FABRIC AND CLEAN OUT INLET BOXES AS NEEDED.



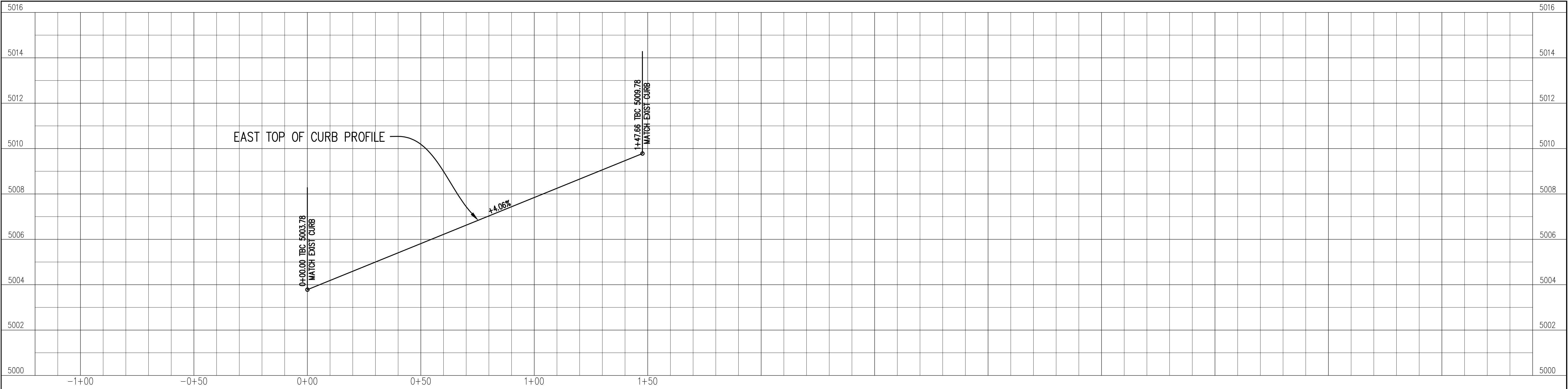
BENCH MARK		REVISIONS		
SOUTH QUARTER CORNER, SECTION 1, TOWNSHIP 10 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN ELEVATION = 5082.91 (NAVD88)		Rev.	Date	Description

THE CHURCH OF
JESUS CHRIST
OF LATTER-DAY SAINTS

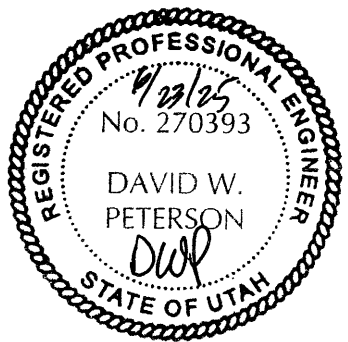
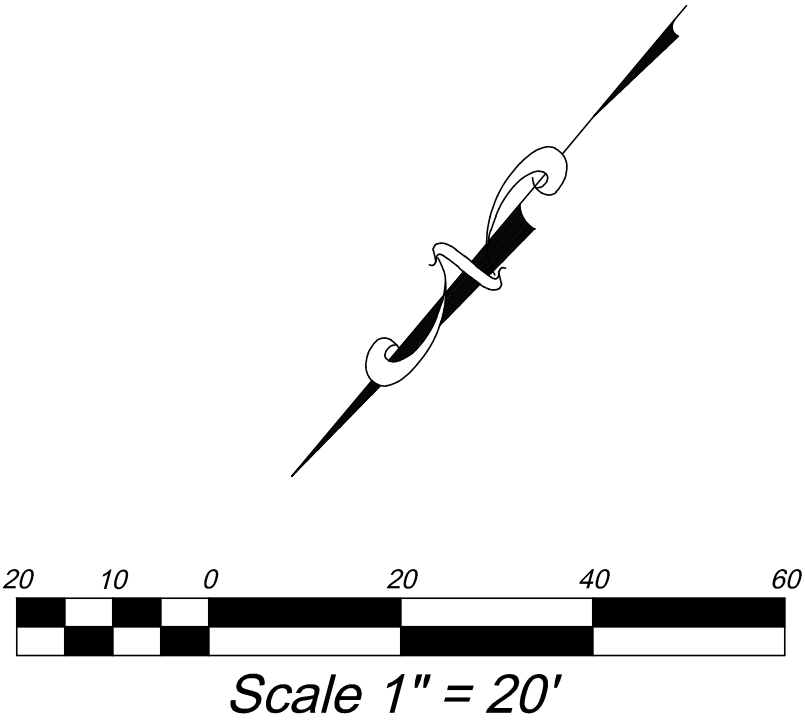
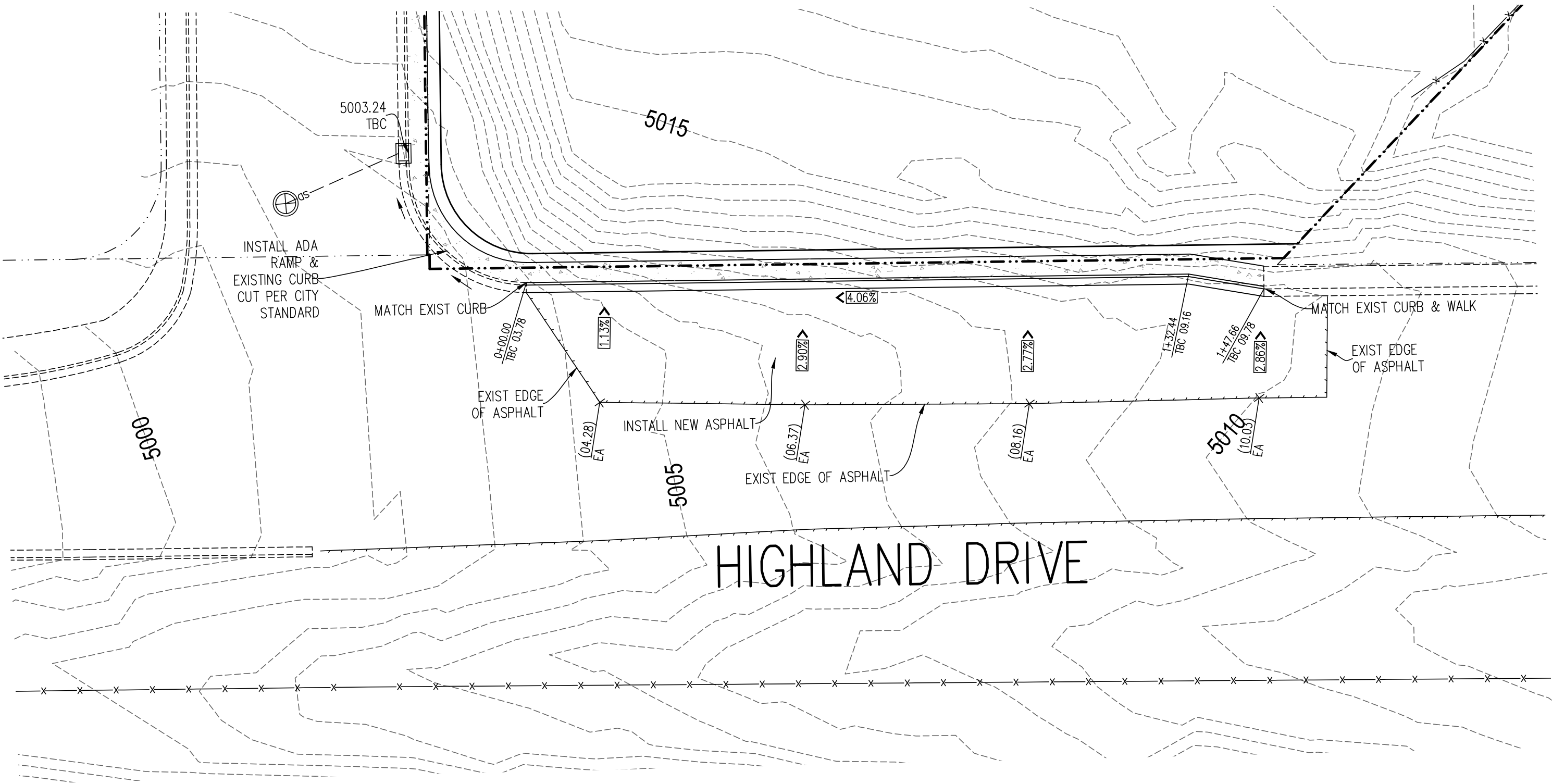
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130 SOUTH STREET CHURCH SUBDIVISION			UTAH
SANTAQUIN, UTAH COUNTY			
Drawn by: D.W.P.	STORM DRAIN & GRADING PLAN	Scale: 1"=50'	
Designed by: D.W.P.		Date: 06/23/25	
Checked by: D.W.P.		C3	



HORIZONTAL SCALE: 1"=20'
VERTICAL SCALE: 1"=2'



BENCH MARK		REVISIONS		130 SOUTH STREET CHURCH SUBDIVISION		
SOUTH QUARTER CORNER, SECTION 1, TOWNSHIP 10 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN ELEVATION = 5082.91 (NAVD88)		Rev.	Date	Description	SANTAQUIN, UTAH COUNTY	
					UTAH	Scale: 1"=20'
						Date: 06/23/25
						C4
				THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS	EVANS & ASSOCIATES ARCHITECTURE 11576 SOUTH STATE STREET, SUITE 103B, DRAPER, UTAH 84020 801-553-8272	
				EXCEL ENGINEERING David W. Peterson, P.E., License #270393 12 West 100 North, Suite 201C, American Fork, UT 84003 P: (801) 756-4504; david@excelcivil.com	HIGHLAND TBC PLAN/PROFILE	
				Drawn by: D.W.P.		
				Designed by: D.W.P.		
				Checked by: D.W.P.		

