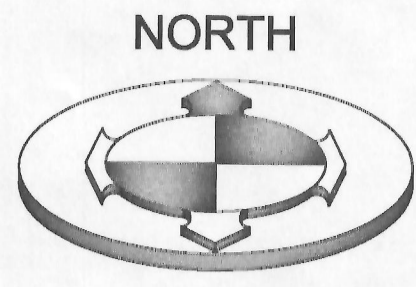
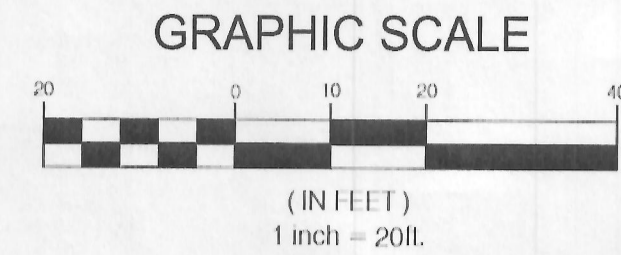
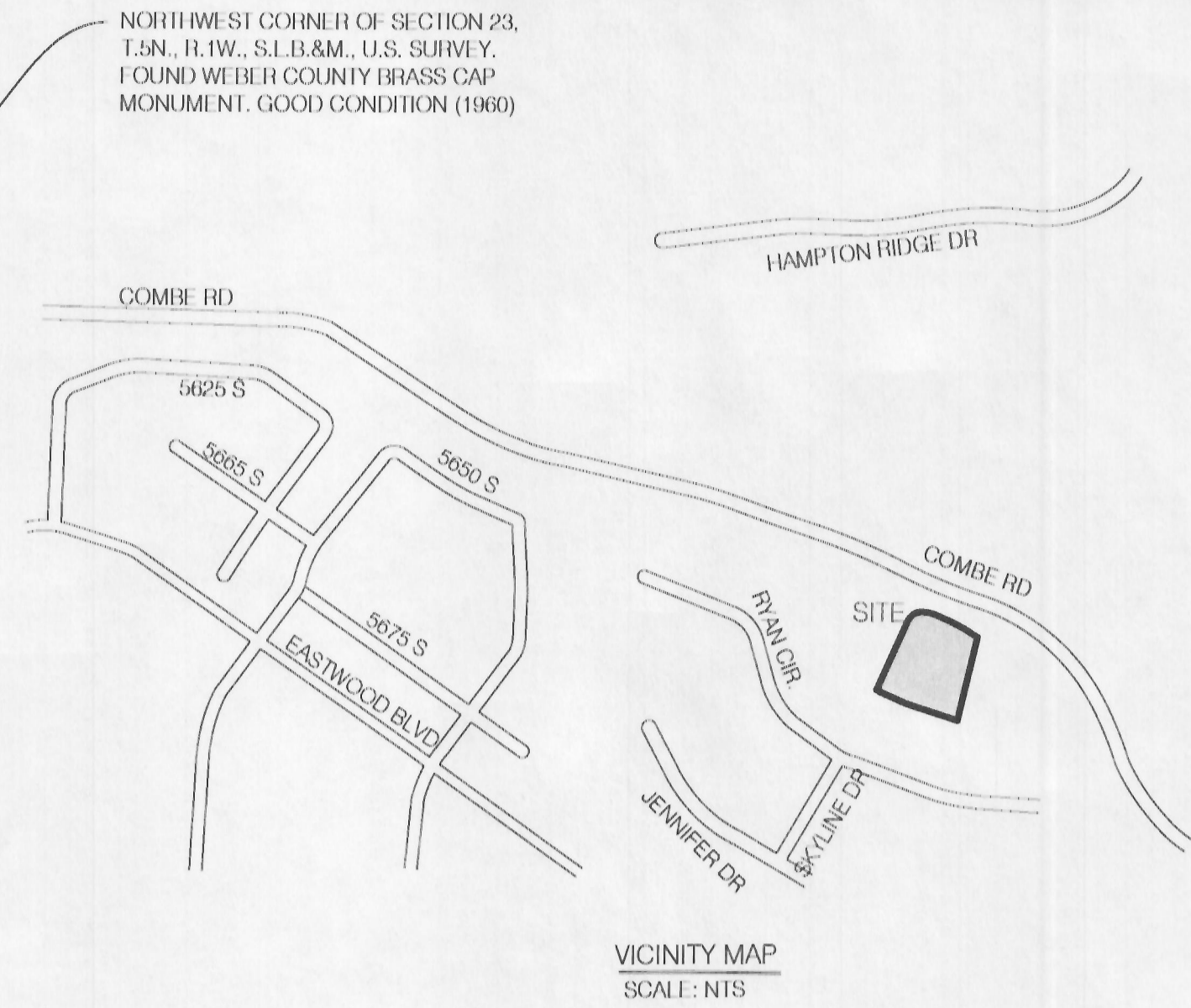


MOUNTAINS EDGE SUBDIVISION - PRELIMINARY PLAN

LOCATED IN THE NORTHWEST QUARTER OF SECTION 23,
TOWNSHIP 5 NORTH, RANGE 1 WEST,
SALT LAKE BASE AND MERIDIAN
WEBER COUNTY, UTAH



CALL BEFORE YOU DIG. IT'S FREE & IT'S THE LAW
BLUE STAKES OF UTAH UTILITY NOTIFICATION CENTER
1-800-662-4111
www.bluestakes.org



Does this Subdivision leave a remainder parcel over in this area??

There needs to be some Public Utility Easements.

Place a No-Access strip along this area.

How will lot 1 retain its storm water??

If this will be built to handle fire truck does there need to be an approved turnaround?

Please submit a berm detail as well as the storm water calculation that show the berm will be sufficient. There will need to be an agreement or a note on the plat that states the purpose of this berm and that it will remain with future landscape etc. work. The berm will likely need to extend up the property lines to the north to retain the storm water.

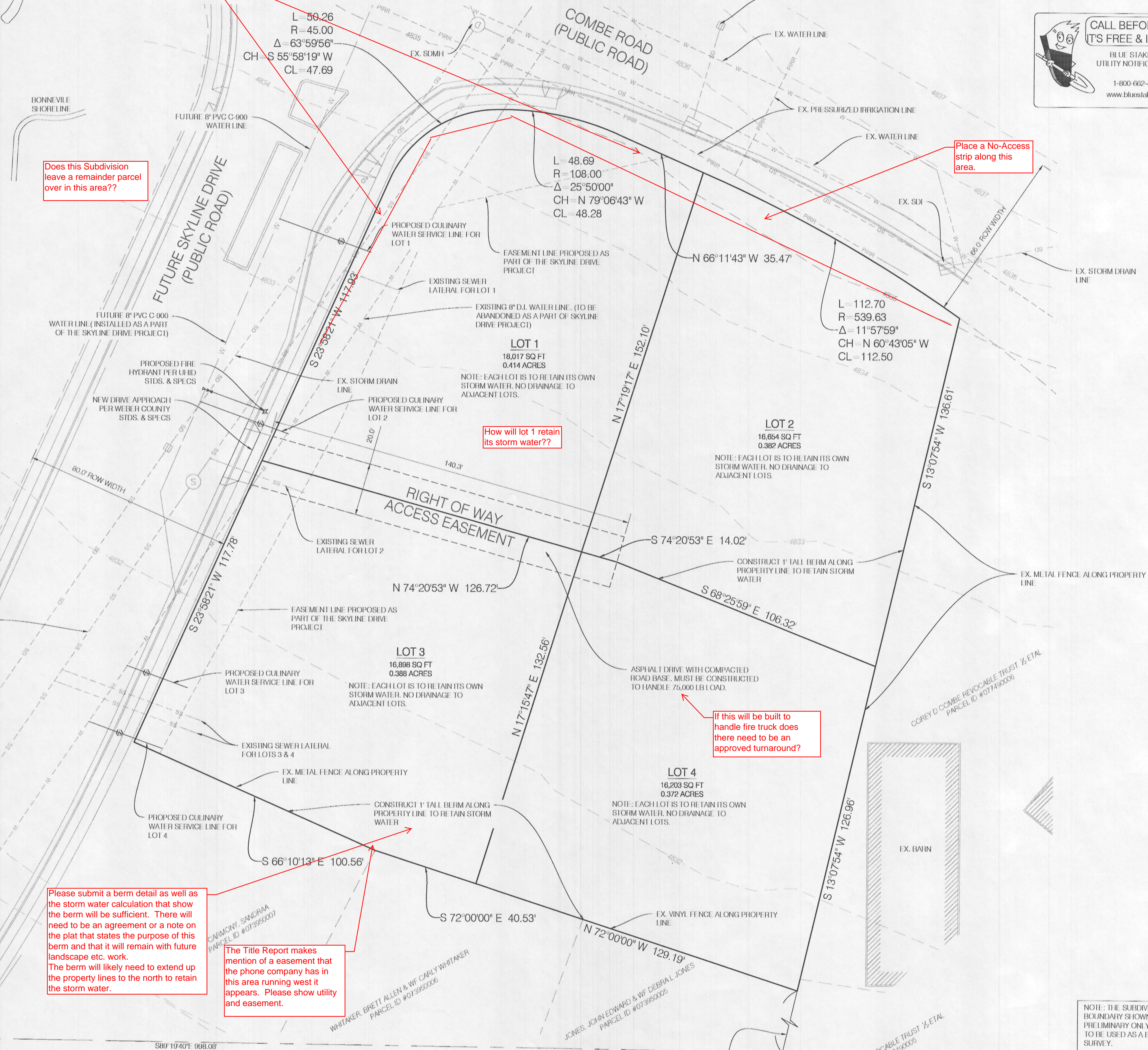
The Title Report makes mention of an easement that the phone company has in this area running west it appears. Please show utility and easement.

Utilities will need to be installed prior to the new skyline road going in. We will not allow any work in the new road once it has been installed. Subdivision cannot be approved until the roadway has been installed.

DEVELOPER: BROCK LOOMIS
ADDRESS: 5809 SKYLINE DRIVE
SOUTH OGDEN, UT 84403
TELEPHONE: 801-814-1914
EMAIL: brock@benchmarkcivil.com

ENGINEER: BENCHMARK ENGINEERING & LAND SURVEYING
CONTACT: BROCK LOOMIS
ADDRESS: 9130 SOUTH STATE STREET, SUITE 101
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TELEPHONE: 801-814-1914
EMAIL: brock@benchmarkcivil.com

SURVEYOR: BENCHMARK ENGINEERING & LAND SURVEYING
CONTACT: KAGAN DIXON
ADDRESS: 9130 SOUTH STATE STREET, SUITE 101
SANDY, UT 84070
TELEPHONE: 801-542-7192
EMAIL: kagan@benchmarkcivil.com



NOTE: THE SUBDIVISION BOUNDARY SHOWN IS PRELIMINARY ONLY AND IS NOT TO BE USED AS A BOUNDARY SURVEY.

S20 24'00"W (BASIS OF BEARINGS) 2645.27 (RECORD) 2644.94 (MEAS) (RED) (STATE PLANE GRID BEARINGS) PER WEBER COUNTY, 1322.84

1322.84

NORTH WEST CORNER OF SECTION 23,
T.5N., R.1W., S.L.B.M., U.S. SURVEY,
FOUND WEBER COUNTY BRASS CAP
MONUMENT, GOOD CONDITION (1960)

WEST QUARTER CORNER OF SECTION 23,
T.5N., R.1W., S.L.B.M., U.S. SURVEY,
FOUND WEBER COUNTY BRASS CAP
MONUMENT, GOOD CONDITION (2004)

PROJECT NO.	1507124
PRELIMINARY PLAN	
PRE.01	
1 OF 1	

BENCHMARK ENGINEERING & LAND SURVEYING
9130 SOUTH STATE STREET SUITE # 100
SANDY, UTAH 84070 (801) 542-7192
www.benchmarkcivil.com

BENCHMARK CIVIL

MOUNTAINS EDGE SUBDIVISION
2060 EAST RYAN CIRCLE
OGDEN, UT 84403