PW 1-97

PART OF THE EAST 1/2 OF SEC. 10, T.6N., R.1E., S.L.B. & M. PINE VIEW WEST SUBDIVISION NO. 2 TAXING UNIT: 28 IN WEBER COUNTY SCALE 1" = 100' SEE PAGE 5 S 8319'47" E GREG L ALLEN & wf DEBORAH C 200460009 RAY G BECKSTROM WARREN LONGLEY 200460008 200460010 15 76°30'00" E 600 NORTH JEFF R NELSON & WF KATHLEEN D N 76'30'00" E 200460007 SEE PAGE 7 MALEK S AKKAD 200460011 MICHAEL H ROUNKY 146.00 The current plat for Pineview West Subdivision No.2 as evidenced by all property owners shown being current as of 1/26/2020. Drainage easement is shown as 35' which is entirely adequate and safe, however I have been informed actual easements for ephemeral are 50' which is a bit excesive per the following, and other examples: යි 18 200460006 NORTH N 88*26'52" E 313.81' "Rattlesnake" drainage upon reaching 5150 East (AKA Radford Lane) turns abruptly and enters a roadside swale or really just a ditch where it can run rather rapidly down grade passing under 14' driveway culverts shown as checkmarks. No further drainage easement is indicated after reaching 5150 East but has run safely for the 30 years I have observerd in April only for up to two weeks and even then not every year. This same flow is visually indicated in PDF attachment "Rattlesnake drainage culvert". MICHAEL H ROUNDY 200460005 The proposed pole barn Fe atton is approx 5 nown by X, but dimensions/setbacks shown in another attchment. VINCENT B JOHNSON 200460004 SEE 2000050025 TYLER BARNETT 22 & WF AMANDA 200460003 5 60 29 00 0 JEFFREY R GOTTFREDSON LIVING TRUST 200460002 7' UTILITY & DRAINAGE EASEMENTS EACH SIDE OF PROPERTY LINES AS INDICATED BY DASHED LINES EXCEPT AS OTHERWISE SHOWN. FOR COMPLETE ENG DATA SEE ORIGINAL DEDICATION PLAT IN BOOK 17, PAGE 53 OF RECORDS. ANDREW P NEWTON & WF JANICE R 200460001 *STREET NAME CHANGE 1413085 1811-2785 18-JUNE-96

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