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VICINITY MAP
SCALE: NONE

DESIGN DATA

TOTAL AREA.....13.00 ACRES
AREA OF RIGHT-OF-WAY...2.24 ACRES
NET AREA.....10.76 ACRES
AVERAGE LOT SIZE: 42,610 S.F.
AVERAGE FRONTAGE: 192.91 FEET

CURVE DATA

#	RADIUS	ARC LENGTH	CHD LENGTH	TANGENT	CHD BEARING	DELTA
C1	200.00'	197.49'	189.57'	107.64'	N61°40'28"E	56°34'39"
C2	200.00'	200.42'	192.14'	109.53'	N62°05'38"E	57°24'59"
C3	167.00'	30.86'	30.82'	15.47'	N84°40'08"E	10°35'18"
C4	167.00'	134.04'	130.48'	70.87'	N56°22'49"E	45°59'21"
C5	233.00'	144.07'	141.79'	74.42'	N51°05'59"E	35°25'43"
C6	233.00'	89.42'	88.87'	45.27'	N79°48'29"E	21°59'17"
C7	233.00'	230.08'	220.84'	125.40'	N61°40'28"E	56°34'39"
C8	167.00'	167.35'	160.44'	91.46'	N62°05'38"E	57°24'59"

NORTH QUARTER CORNER OF SECTION 29, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY. FOUND WEBER COUNTY SURVEY BRASS CAP MONUMENT STAMPED 1960

SEE SEWER OUTFALL CONNECTION EXHIBIT ON SHEET 2

NELSON ESTATES 3

CONN L. FAMULINER & WF. CHRISTINE, A. 15-079-0091

S89°11'53"E 957.50'

62.87' | 174.66' | 261.69' | 229.16' | 229.12'

N00°48'07"E 119.78'

N26°03'20"W 316.80'

N21°11'09"W 207.12'

N00°48'07"E 175.36'

N00°48'07"E 175.11'

175.11'

S89°19'49"E 302.37'

40.00' | 140.94' | 116.43'

50.00' | 50.00'

DETENTION BASIN EASEMENT

DETENTION BASIN

ROAD DEDICATION
1553 S.F.

1
43980 S.F.
1.01 ACRES

2
40087 S.F.
0.92 ACRES

3
38746 S.F.
0.89 ACRES

4
37621 S.F.
0.86 ACRES

5
40176 S.F.
0.92 ACRES

6
40128 S.F.
0.921 ACRES

7
40111 S.F.
0.921 ACRES

N00°48'07"E 242.32'

N21°46'21"W 256.23'

C6 | 96.90' | 229.16' | 229.00'

S89°11'53"E 555.04'

33' | 33' | 33.00'

C5 | C2 | C8 | C4 | C1 | C7 | C3

65.94' | 221.20' | 123.27' | 123.27' | 21.34'

10' P.U.E. (TYP)

11
40102 S.F.
0.921 ACRES

10
40058 S.F.
0.920 ACRES

9
53670 S.F.
1.232 ACRES

8
54179 S.F.
1.244 ACRES

N00°48'07"E 180.75'

N00°48'07"E 181.49'

S00°50'30"W 677.84'

JUSKO, LENA M. TRUSTEE 15-079-0002

4700 WEST STREET (SR-134)

N00°38'16"E (BASIS OF BEARING) 5322.74'

3743.44'

1579.30'

N00°40'11"E 310.61'

55.00' PER UDOT

5.00'

S89°21'44"E 50.88'

P.O.B.

33' | 33'

N89°57'47"E 419.98'

180.40' | 185.18' | 290.77' | 108.83' | 221.20'

S89°57'47"W 661.15'

N88°59'30"W 330.03'

N00°48'07"E 436.21'

N00°34'24"E 436.66'

436.73'

10' P.U.E. (TYP)

N00°40'11"E 254.27'

ROAD DEDICATION
FOR FUTURE
RIGHT-OF-WAY
0.204 ACRES

122.69' | 125.01' | 19.29'

N88°59'30"W 266.99'

30' | 30'

4500 WEST STREET

JAMES R. MARZIALE, JR. & WF. STEPHANIE 15-079-0120

OLSEN ESTATES SUBDIVISION

1 | 2 | 3 | 4 | 5 | 6

SOUTH QUARTER CORNER OF SECTION 29, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY. FOUND WEBER COUNTY SURVEY BRASS CAP MONUMENT

50 0 50 100 150
Scale: 1" = 50'

Kastle Acres
A Lot-Averaged Subdivision
Weber County, Utah

Developer:
Layne Kap
244 W. South Weber Dr.
South Weber, UT 84405
(801) 725-5510

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LAND PLANNERS • CIVIL ENGINEERS • LAND SURVEYORS
TRAFFIC ENGINEERS • STRUCTURAL ENGINEERS • LANDSCAPE ARCHITECTS

REVISIONS
DATE | DESCRIPTION

Kastle Acres
A Lot-Averaged Subdivision
PART OF THE SE 1/4 OF SECTION 29, T.6N., R.2W., S.L.B & M., U.S. SURVEY
WEBER COUNTY, UTAH

Alternative Roadway Alignment

Project Info.
Engineer: N. Reeve
Designer: C. Cave
Begin Date: 3-18-2020
Name: KASTLE ACRES
Number: 5918-15

Sheet 1 of 2 Sheets

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