

## Memo

Bright Acres Subdivision Engineering Review Responses

**Date:** July 27, 2022

**Regarding:** Responses to review from Tucker Weight posted April 22, 2022

**Applicant:** Scott and Rachel Hale, 796 Sunrise Circle Centerville, Utah 84014, 801-792-4065,  
[Scottchale@gmail.com](mailto:Scottchale@gmail.com)

**To:** Tucker Weight Weber County Engineering, 2380 Washington Boulevard, Suite 240, Ogden Utah, 84410

1. In my review for the alternative access, I made the statement of improving the 5750 North Road up to county standard. I will check with our attorneys and county engineer to see what we will require. If we do not require the road to be brought up to standard, we would probably want you to sign a substandard road agreement.

Per our discussions, Engineering has agreed to not require the improvement of 5750 North road to county standards, we agreed on signing a substandard road agreement.

2. Show the location, widths and other dimensions of all existing or platted streets and other important features such as railroad lines, water courses, exceptional topography, easements and buildings within or immediately adjacent to the tract to be subdivided.

These features are included in updated Proposed Final Plat Map

3. The proposed subdivision will need to have curb, gutter and sidewalk as per the county commission. As a bare minimum there will need to be a deferral on the curb, gutter and sidewalk, which has been signed by the developer prior to final approval.

We have agreed to sign the deferral on the curb, gutter and sidewalk.

4. A note will need to be added to the plat stating: "Due to the topography and the location of this subdivision all owners will accept responsibility for any storm water runoff from the road adjacent to this property until curb and gutter is installed."

This has been on the updated Proposed Final Plat Map

5. There will need to be an easement given for the existing ditches in the subdivision.

This has been on the updated Proposed Final Plat Map

6. The road is projected to be a 60' ROW for 5750 North and a 66' ROW for 3100 East. Please dedicate the applicable ROW.

This has been on the updated Proposed Final Plat Map

7. An excavation permit is required for all work done within the existing right-of-way.

Noted

8. All improvements need to be either installed or escrowed for prior to recording of the subdivision.

Noted – We are moving forward with installing the required improvements including the private drive and one fire hydrant requested by the Weber Country Fire Marshall. All other required improvements are already installed.

9. Please provide a cost estimate for the access road.

**\$20,000 and will be completed prior to recording.**

I have tried to address all items of concern from the Engineering Department. However, this review does not forego other items of concern that may come to this department's attention during additional reviews or during construction of improvements. It is the responsibility of property owners to ensure that they are not building over an easement. If you have any comments or questions concerning this review, feel free to contact me.