

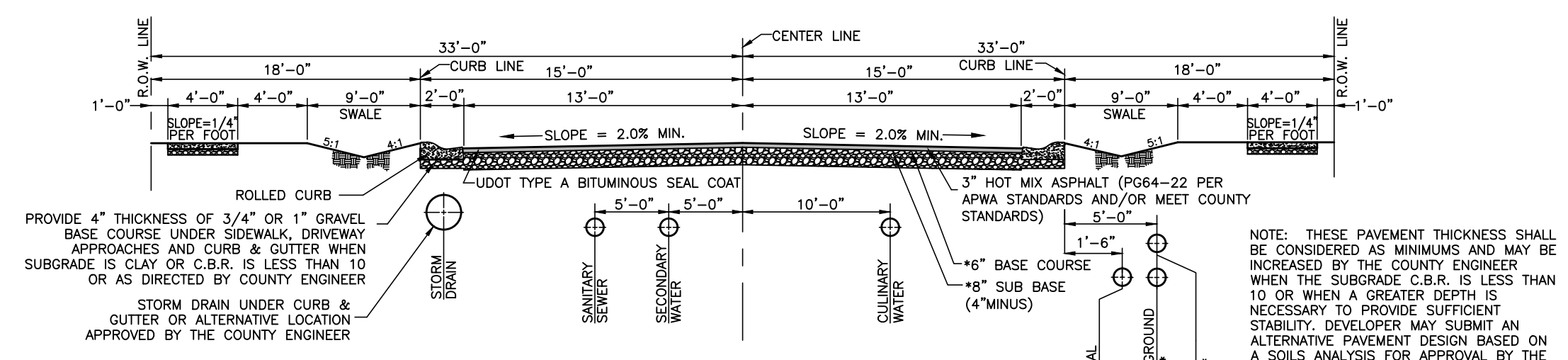
VICINITY MAP
SCALE: NONE

LEGEND

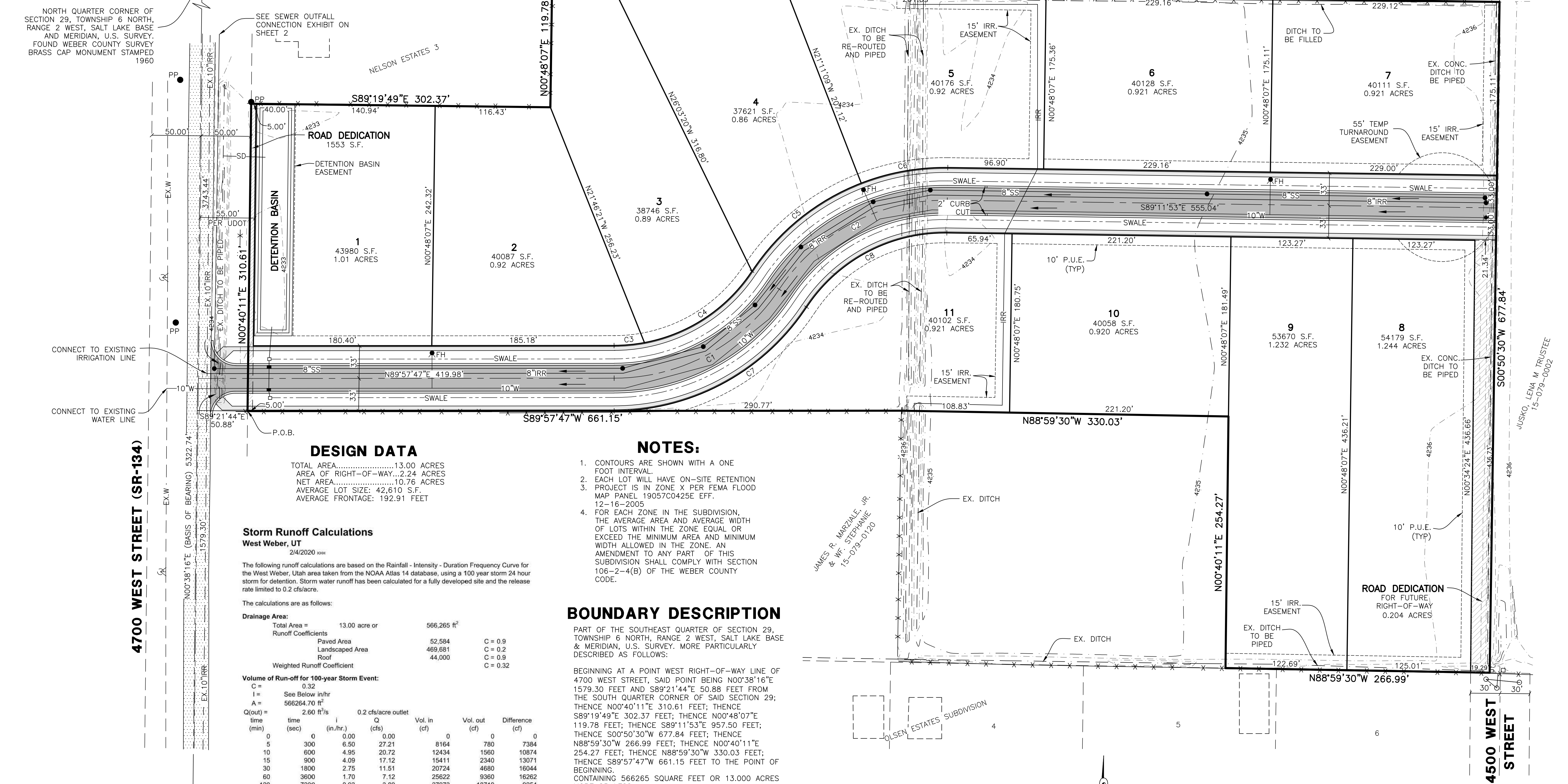
- = SECTION CORNER
- = BOUNDARY LINE
- = LOT LINE
- - - = ADJOINING PROPERTY
- - - = EASEMENTS
- - - = SECTION TIE LINE
- SS = PROPOSED SANITARY SEWER LINE
- EX.SS = EXISTING SANITARY SEWER LINE
- IRR = PROPOSED IRRIGATION WATER LINE
- EX.IRR = EXISTING IRRIGATION WATER LINE (SIZE VARIES)
- W = PROPOSED CULINARY WATER LINE (SIZE VARIES)
- EX.W = EXISTING CULINARY WATER LINE
- SD = PROPOSED STORM DRAIN LINE
- X = EXISTING FENCE LINE
- - - = SWALE
- = EXISTING STRUCTURE
- = PROPOSED FIRE HYDRANT
- = EXISTING FIRE HYDRANT
- = PROPOSED SANITARY SEWER MANHOLE
- = EXISTING MANHOLE
- = PLUG W/ 2" BLOW-OFF
- = AIR-VAC ASSEMBLY
- = EXISTING POWER POLE
- P.U.E. = PUBLIC UTILITY EASEMENT
- FH = FIRE HYDRANT
- = PROPOSED SINGLE GRATE CATCH BASIN WITH BICYCLE-SAFE GRATE

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"



Street Section (66' R.O.W.)
*VERIFY LOCATION WITH PHONE, GAS AND POWER COMPANIES.



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

Storm Runoff Calculations
West Weber, UT
2/4/2020

The following runoff calculations are based on the Rainfall - Intensity - Duration Frequency Curve for the West Weber, Utah area taken from the NOAA Atlas 14 database, using a 100 year storm 24 hour storm for detention. Storm water runoff has been calculated for a fully developed site and the release rate limited to 0.2 cfs/acre.

The calculations are as follows:

Drainage Area:

Total Area =	13.00 acre or	566,265 ft ²
Runoff Coefficients		
Paved Area	52,584	C = 0.9
Landscaped Area	469,681	C = 0.2
Roof	44,000	C = 0.9
Weighted Runoff Coefficient		C = 0.32

Volume of Run-off for 100-year Storm Event:

C = 0.32
 I = See Below in/hr
 A = 566264.70 ft²
 Q(out) = 2.60 ft³/s

time (min)	time (sec)	i (in./hr.)	Q (cfs)	Vol. in (cf)	Vol. out (cf)	Difference (cf)
0	0	0.00	0.00	0	0	0
5	300	6.50	27.21	8164	780	7384
10	600	4.95	20.72	12434	1560	10874
15	900	4.09	17.12	15411	2340	13071
30	1800	2.75	11.51	20724	4680	16044
60	3600	1.70	7.12	25622	9360	16262
120	7200	0.93	3.89	27973	18719	9254
180	10800	0.63	2.65	28621	28079	542
360	21600	0.35	1.48	31922	56158	-24236
720	43200	0.22	0.90	38885	112317	-73432
1440	86400	0.12	0.50	43045	224634	-181589

SUMMARY:
The required storage volume is **16,262 cubic feet**

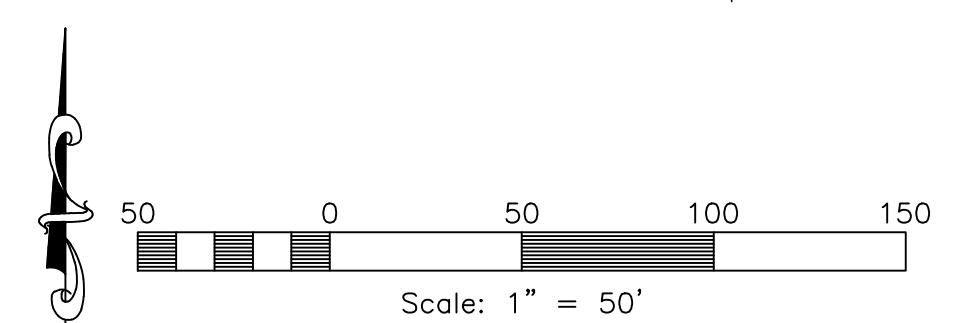
- NOTES:**
- CONTOURS ARE SHOWN WITH A ONE FOOT INTERVAL.
 - EACH LOT WILL HAVE ON-SITE RETENTION
 - PROJECT IS IN ZONE X PER FEMA FLOOD MAP PANEL 19057C0425E EFF. 12-16-2005
 - FOR EACH ZONE IN THE SUBDIVISION, THE AVERAGE AREA AND AVERAGE WIDTH OF LOTS WITHIN THE ZONE EQUAL OR EXCEED THE MINIMUM AREA AND MINIMUM WIDTH ALLOWED IN THE ZONE. AN AMENDMENT TO ANY PART OF THIS SUBDIVISION SHALL COMPLY WITH SECTION 106-2-4(B) OF THE WEBER COUNTY CODE.

BOUNDARY DESCRIPTION

PART OF THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY. MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT A POINT WEST RIGHT-OF-WAY LINE OF 4700 WEST STREET, SAID POINT BEING N00°38'16"E 1579.30 FEET AND S89°21'44"E 50.88 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION 29; THENCE N00°40'11"E 310.61 FEET; THENCE S89°19'49"E 302.37 FEET; THENCE N00°48'07"E 119.78 FEET; THENCE S89°11'53"E 957.50 FEET; THENCE S00°50'30"W 677.84 FEET; THENCE N88°59'30"W 266.99 FEET; THENCE N00°40'11"E 254.27 FEET; THENCE N88°59'30"W 330.03 FEET; THENCE S89°57'47"W 661.15 FEET TO THE POINT OF BEGINNING.
 CONTAINING 566265 SQUARE FEET OR 13.000 ACRES MORE OR LESS

Kastle Acres
A Lot-Averaged Subdivision

Weber County, Utah



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

Reeve & Associates, Inc.
5160 SOUTH 1500 WEST RIVERDALE, UTAH 84405
TEL: (801) 621-3100 FAX: (801) 621-2666 www.reeve-assoc.com
LAND PLANNERS • CIVIL ENGINEERS • LAND SURVEYORS • ARCHITECTS

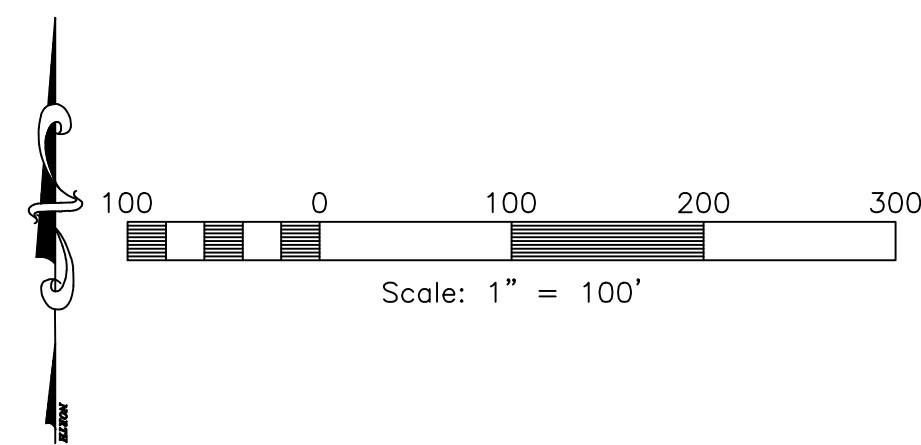
REVISIONS

DATE	DESCRIPTION
4-7-20	Revise layout

Kastle Acres
A Lot-Averaged Subdivision
PART OF THE SE 1/4 OF SECTION 29, T.6N., R.2W., S.11B. & M., U.S. SURVEY
WEBER COUNTY, UTAH

Preliminary Plan

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



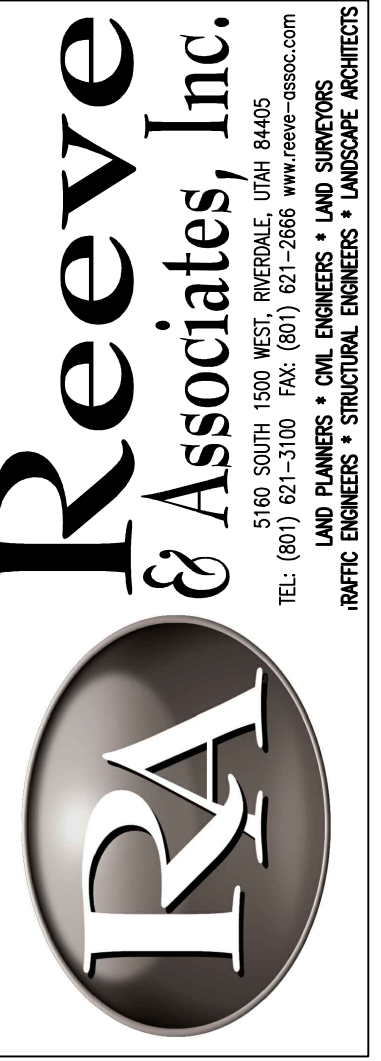
Kastle Acres

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 ARCHITECTS • STRUCTURAL ENGINEERS • LANDSCAPE ARCHITECTS

REVISIONS	DATE	DESCRIPTION
	4-7-20	REVISE LAYOUT

Kastle Acres
 PART OF THE SE 1/4 OF SECTION 29, T.6N., R.2W., S.11B. & M., U.S. SURVEY
 WEBER COUNTY, UTAH

Sewer Outfall Connection Exhibit

Project Info.
 Engineers: N. Reeve
 Designer: C. Gave
 Begin Date: 12-17-19
 Name: KASTLE ACRES
 Number: 5918-15

Sheet **2**
 2 Sheets