



VICINITY MAP
SCALE: NONE

WEST QUARTER CORNER OF SECTION 28, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY. FOUND 3" BRASS CAP MONUMENT IN RING AND COLLAR 5" BELOW ASPHALT DATED 2004.

EAST QUARTER CORNER OF SECTION 28, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY. FOUND 3" BRASS CAP MONUMENT IN 8" CONCRETE COLUMN 6" BELOW GROUND DATED 2018 IN GOOD CONDITION

LEGEND

- ◆ = SECTION CORNER
- = BOUNDARY LINE
- = LOT LINE
- - - = ADJOINING PROPERTY
- - - = CENTERLINE
- - - = EASEMENTS
- - - = SECTION TIE LINE
- SS— = PROPOSED SANITARY SEWER LINE
- -EX.SS- - = EXISTING SANITARY SEWER LINE
- SW— = PROPOSED SECONDARY WATER LINE
- -EX.SW- - = EXISTING SECONDARY WATER LINE
- W— = PROPOSED CULINARY WATER LINE (SIZE VARIES)
- -EX.W- - = EXISTING CULINARY WATER LINE
- SD— = PROPOSED STORM DRAIN (SIZE VARIES)
- -EX.SD- - = EXISTING STORM DRAIN
- x — x — = EXISTING FENCE LINE
- = PROPOSED FIRE HYDRANT
- = EXISTING FIRE HYDRANT
- = PROPOSED SANITARY SEWER MANHOLE
- = EXISTING SANITARY SEWER/STORM DRAIN MANHOLE
- = PROPOSED STORM DRAIN MANHOLE
- = PROPOSED SINGLE GRATE CATCH BASIN WITH BICYCLE-SAFE GRATE
- = EXISTING CATCH BASIN
- P.U.E. = PUBLIC UTILITY EASEMENT
- [] = EXISTING STRUCTURE

LINE TABLE

LINE	BEARING	DISTANCE
L1	N09°38'18"W	75.98
L2	N09°38'18"W	42.85



BOUNDARY DESCRIPTION

PART OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY. MORE PARTICULARLY DESCRIBED AS FOLLOWS:

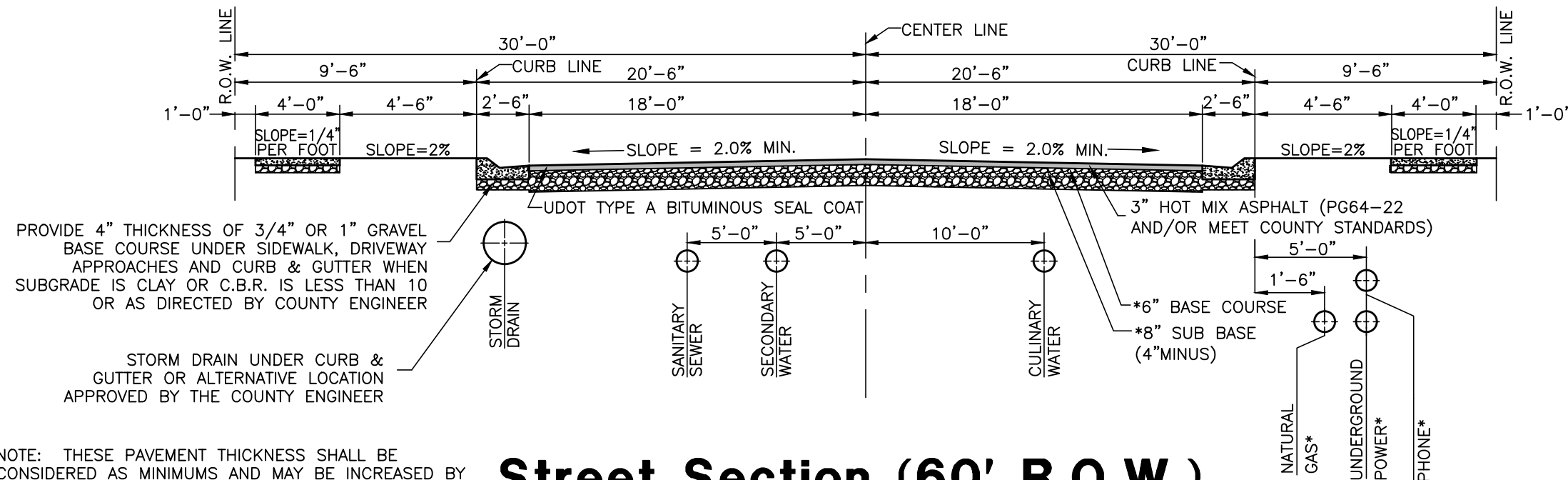
BEGINNING AT A POINT, SAID POINT BEING S89°13'13"E 2649.55 FEET AND S00°46'47"W 1203.08 FEET FROM THE WEST QUARTER CORNER OF SAID SECTION 28; THENCE S00°42'57"W 402.08 FEET; THENCE S44°28'34"W 572.84 FEET; THENCE N00°42'51"E 692.81 FEET; THENCE N89°11'45"W 266.47 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF 4000 WEST STREET; THENCE N00°42'51"E ALONG SAID EASTERLY LINE, 204.73 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF 2375 SOUTH STREET; THENCE ALONG SAID SOUTHERLY LINE THE FOLLOWING THREE (3) COURSES: (1) S89°11'45"E 411.38 FEET; (2) THROUGH A TANGENT CURVE TURNING TO THE RIGHT WITH A RADIUS OF 30.00 FEET, AN ARC LENGTH OF 17.09 FEET, A DELTA ANGLE OF 32°38'13", A CHORD BEARING OF S72°52'39"E, AND A CHORD LENGTH OF 16.86 FEET; (3) ALONG A REVERSE CURVE TURNING TO THE LEFT WITH A RADIUS OF 65.00 FEET, AN ARC LENGTH OF 48.87 FEET, A DELTA ANGLE OF 43°04'46", A CHORD BEARING OF S78°05'55"E, AND A CHORD LENGTH OF 47.73 FEET; THENCE S09°38'18"E 68.64 FEET; THENCE S89°17'37"E 175.98 FEET TO THE POINT OF BEGINNING.

CONTAINING 312595 SQUARE FEET OR 7.176 ACRES MORE OR LESS.

CURVE TABLE

#	RADIUS	ARC LENGTH	CHORD LENGTH	TANGENT	CHORD BEARING	DELTA ANGLE
C1	30.00'	17.09'	16.86'	8.78'	S72°52'39"E	32°38'13"
C2	65.00'	48.87'	47.73'	25.66'	S78°05'55"E	43°04'46"
C3	423.26'	76.48'	76.37'	38.34'	S04°27'43"E	10°21'09"
C4	453.26'	81.90'	81.79'	41.06'	S04°27'43"E	10°21'09"
C5	483.26'	87.32'	87.20'	43.78'	S04°27'43"E	10°21'09"
C6	30.00'	23.61'	23.01'	12.46'	S21°50'07"E	45°05'57"
C7	55.00'	85.30'	77.00'	53.92'	S00°02'44"W	88°51'40"
C8	30.00'	23.61'	23.01'	12.46'	N21°50'07"W	45°05'57"
C9	55.00'	86.58'	77.92'	55.19'	N00°42'51"E	90°11'54"
C10	30.00'	23.61'	23.01'	12.46'	N23°15'49"E	45°05'57"

Street Section (60' R.O.W.)



PROVIDE 4" THICKNESS OF 3/4" OR 1" GRAVEL BASE COURSE UNDER SIDEWALK, DRIVEWAY APPROACHES AND CURB & GUTTER WHEN SUBGRADE IS CLAY OR C.B.R. IS LESS THAN 10 OR AS DIRECTED BY COUNTY ENGINEER

STORM DRAIN UNDER CURB & GUTTER OR ALTERNATIVE LOCATION APPROVED BY THE COUNTY ENGINEER

NOTE: THESE PAVEMENT THICKNESS SHALL BE CONSIDERED AS MINIMUMS AND MAY BE INCREASED BY THE COUNTY ENGINEER WHEN THE SUBGRADE C.B.R. IS LESS THAN 10 OR WHEN A GREATER DEPTH IS NECESSARY TO PROVIDE SUFFICIENT STABILITY. DEVELOPER MAY SUBMIT AN ALTERNATIVE PAVEMENT DESIGN BASED ON A SOILS ANALYSIS FOR APPROVAL BY THE COUNTY ENGINEER. COMPACTION TESTS ON BOTH SUB-BASE AND BASE COURSES WILL BE REQUIRED.

SCALE: NONE
*VERIFY LOCATION WITH PHONE, GAS AND POWER COMPANIES.

Cameron Pointe Subdivision

Weber County, Utah

Reeve & Associates, Inc.
5160 SOUTH 1500 WEST RIVERDALE, UTAH 84405
TEL: (801) 725-3100 FAX: (801) 725-2666 WWW.REEVE-ASSOCIATES.COM
LAND PLANNERS • CIVIL ENGINEERS • LAND SURVEYORS
TRAFFIC ENGINEERS • STRUCTURAL ENGINEERS • LANDSCAPE ARCHITECTS

REVISIONS	DESCRIPTION
DATE	

Cameron Pointe Subdivision
PART OF THE SW 1/4 OF SECTION 28, T.6N., R.2W., S.L.B.6&M., U.S. SURVEY
WEBER COUNTY, UTAH

Preliminary Plan

Project Info.
Engineer: N. Reeve
Planner: C. Cave
Designer: E. Roche
Date: 8-26-21
Name: CAMERON POINTE
Number: 3442-A48

Sheet **1** of **1** Sheets