



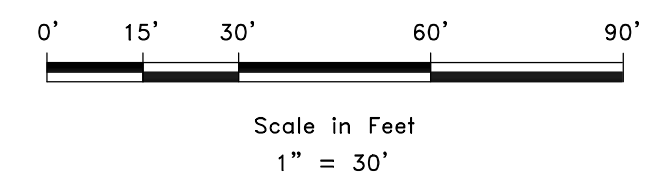
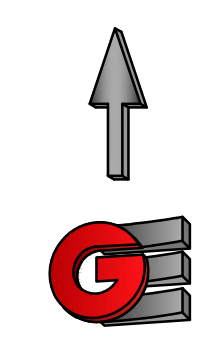
KEY NOTES:

- 1A) 24" STANDARD CURB AND GUTTER (SEE DETAIL ON SHEET C5)
- 1B) 24" OPEN FACE CURB AND GUTTER (SEE DETAIL ON SHEET C5)
- 2) PROPOSED ASPHALT PAVING (3" ASPHALT / 8" BASE COURSE)
- 3) TYPICAL PARKING STRIPING TO BE 4" WHITE
- 4) TYPICAL "NO PARKING" STRIPING
- 5) ADA PARKING SYMBOL / REQUIRED ADA SIGN
- 6) EXISTING 30" STANDARD CURB AND GUTTER
- 7) PROPOSED SIDEWALK/CONCRETE
- 8) RETAINING WALL
- 9) EXISTING BOUNDARY
- 10) PROPOSED BOUNDARY
- 11) TRASH ENCLOSURE (SEE ARCHITECTURAL PLANS)
- 12) SAW CUT
- 13) EXISTING TRASH ENCLOSURE
- 14) TRAIL
- 15) MONUMENT
- 16) BOLLARD LIGHT (SEE DETAIL)
- 17) ADA RAMP
- 18) ACCESS RAMP WITH RAILINGS PER ADA REQ.
- 19) STAIRS WITH RAILINGS
- 20) UNDERGROUND DETENTION AREA
- 21) SPA
- 22) SPA DECK
- 23) ADA SPA ACCESS
- 24) UNISEX BATHROOM/SHOWER
- 25) SPA MECHANICAL ROOM
- 26) SPA PERIMETER FENCING W/ GATE ACCESS

SITE INFORMATION

BUILDING	29,919 SF	22.55%
ASPHALT/CONCRETE	45,175 SF	34.05%
LANDSCAPING/GRAVEL	42,769 SF	32.23%
STAIRS/PATIOS/OTHER	14,823 SF	11.17%
TOTAL SITE AREA:	132,686	100.0%
	3.05 ACRES	
PARKING STALLS PROVIDED:	85 SPACES	
(INCLUDES 6 HANDICAP STALLS)		

	BUILDING
	SIDEWALK
	TBC
	ASPHALT
	PARKING STRIP
	EX. SIDEWALK
	EX. TBC
	EX. ASPHALT
	SETBACK LINE
	ADJOINER
	EASEMENT
	PARKING EASEMENT
	BOUNDARY LINE
	BOUNDARY LINE ADDITION
	ZONING EXCHANGE
	22,885 SF
	NEW ASPHALT 39,485 SF
	NEW CONCRETE 9,470 SF
	OPEN FACE CURB AND GUTTER
	ASPHALT PATCH
	DETENTION AREA



SCALE: 1" = 30'	DATE: 9-10-21	DESIGN: RC	DRAWN: LZ	CHECKED: RC
REVISIONS	DESCRIPTION	REVISED DETENTION/SD	REVISED SS/WATER LINE	SS LAY BUILDING A
DATE	DATE	DATE	DATE	DATE
10-9-2021	4-8-22	4-29-22	9-6-22	9-6-22
10-9-2021	4-8-22	4-29-22	9-6-22	9-6-22
DWG: 84310 - THE POINTE - THE POINTE, EDEN, UTAH - CONSTRUCTION SET REV NOT TYPING				
SITE PLAN				
THE POINTE - CONSTRUCTION SET				
3880 NORTH 4975 EAST				
EDEN, UTAH, 84310				
GARDNER ENGINEERING				
CIVIL - LAND PLANNING MUNICIPAL - LAND SURVEYING				
5150 SOUTH 375 EAST OGDEN, UT OFFICE: 801.476.0202 FAX: 801.476.0066				
CE1-01				