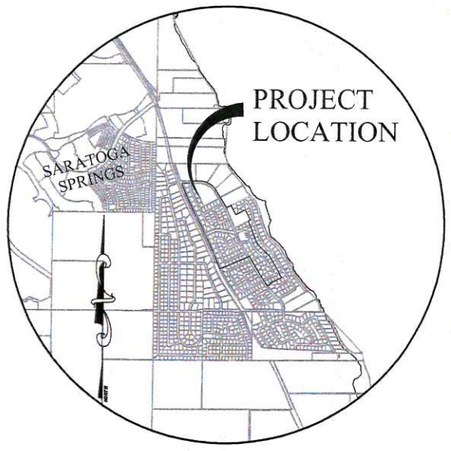
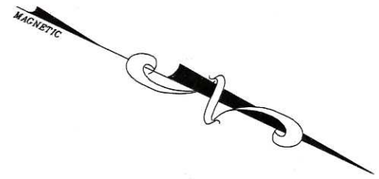
CATALINA BAY SUBDIVISION
CONCEPT



VICINITY MAP



LOCATION

SECTION 18,
TOWNSHIP 6 SOUTH, RANGE 1 EAST,
SALT LAKE BASE AND MERIDIAN
SARATOGA SPRINGS CITY, UTAH COUNTY, STATE OF UTAH

JUNE 9, 2015

AREA DATA TABLE

TOTAL ACREAGE OF SUBDIVISION	51.563 ac.
ROAD DEDICATION (REDWOOD RD.)	0.559 ac.
TOTAL ACREAGE MINUS ROAD DEDICATION	51.004 ac.
TOTAL NUMBER OF LOTS	137
NET DENSITY (LOTS / ac.)	2.68
OPEN SPACE ACREAGE	5.417 ac.
OPEN SPACE PERCENTAGE	10.62%
AVERAGE LOT SIZE	0.266 ac.

VERIFY SCALE
BAR IS ONE INCH IN ORIGINAL DRAWING.
0 1"
IF NOT ONE INCH ON THIS SHEET, ADJUST SCALES ACCORDINGLY

NO.	DATE	REVISION	BY

DESIGN T KENISON
DRAWN T KENISON
CHECK V HANSEN
APRVD V HANSEN

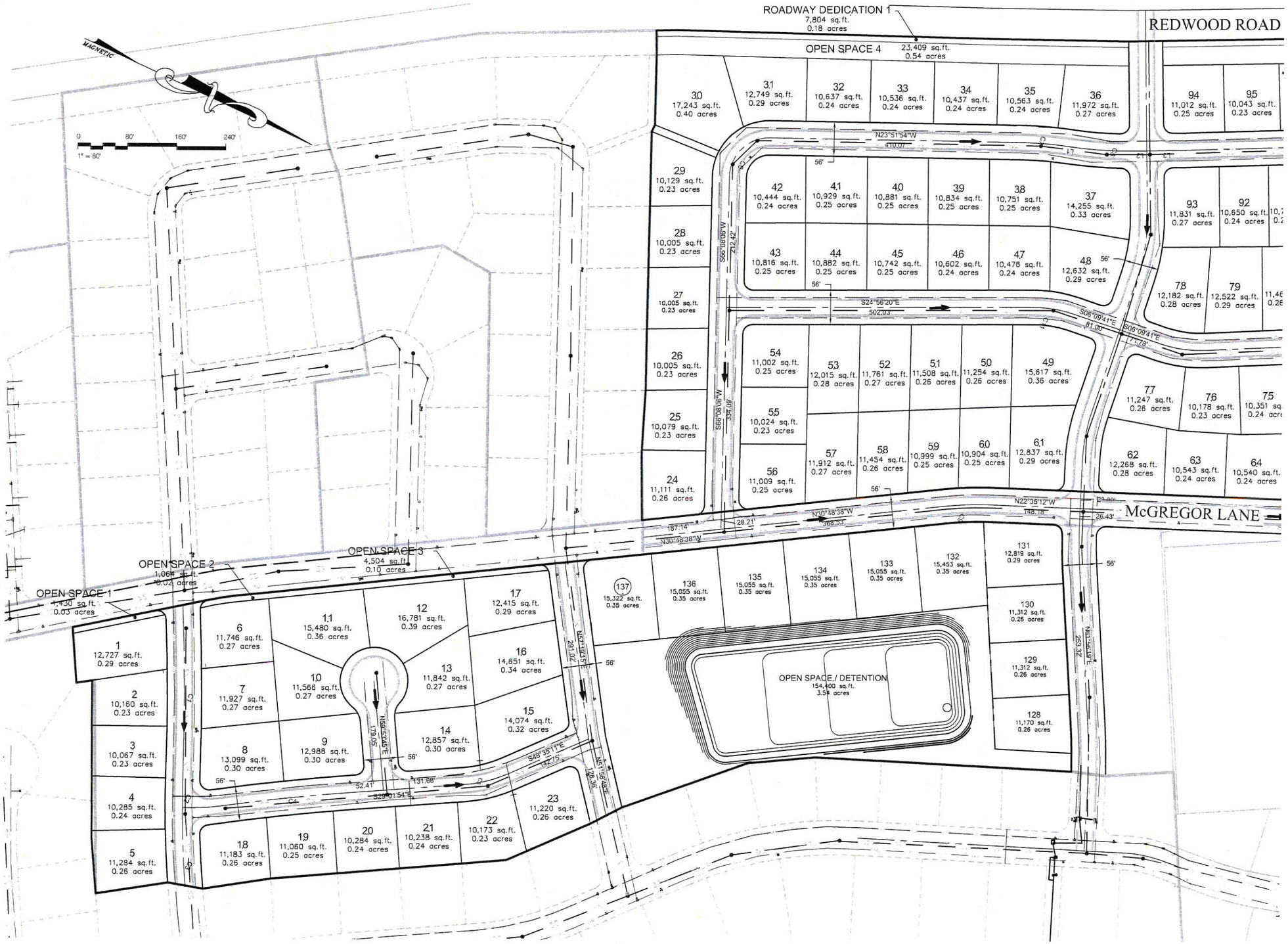
DESERT PEAK MANAGEMENT GROUP
947 South 500 East, SUITE 100
American Fork, UT 84003
OFFICE: 801-764-9000

CATALINA BAY SUBDIVISION
SARATOGA SPRINGS, UTAH

CONCEPT - COVER SHEET

PROJ 14-399-01
DATE JUNE 2015
SHEET 01

RECEIVED JUN 09 2015



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SARATOGA SPRINGS, UTAH

CONCEPT

PROJ 14-399-01
DATE JUNE 2015
SHEET 02

ROADWAY CENTERLINE CURVE TABLE						
CURVE	LENGTH	TANGENT	RADIUS	DELTA	CHORD	CHORD BEARING
C1	269.82	134.98	3500.01	4°25'01"	269.76	S64°42'32"W
C2	67.38	33.70	1700.00	2°16'16"	67.38	N65°46'55"E
C3	121.31	60.68	1700.00	4°05'18"	121.28	N62°36'08"E
C4	276.48	138.32	3256.00	4°51'55"	276.40	S31°27'52"E
C5	73.04	36.88	214.00	19°33'17"	72.68	N38°48'32"W
C6	102.10	65.00	65.00	90°00'00"	91.92	S68°51'54"E
C7	66.08	33.07	600.00	6°18'36"	66.04	S20°42'36"E
C8	85.42	42.78	600.00	8°09'26"	85.35	N21°38'01"W
C9	71.79	35.96	500.14	8°13'26"	71.73	S26°41'55"E
C10	102.37	51.69	300.00	19°33'03"	101.87	S74°03'47"W
C11	65.55	33.07	200.00	18°46'39"	65.25	S15°33'01"E
C12	86.00	43.30	300.00	16°25'30"	85.71	N75°37'33"E
C13	71.67	35.86	750.00	5°28'30"	71.64	N64°40'33"E
C14	82.42	41.23	1000.00	4°43'21"	82.40	S64°17'59"W
C15	77.38	38.76	500.15	8°51'50"	77.30	N27°01'07"W
C16	39.37	19.69	530.00	4°15'20"	39.36	N60°40'38"E
C17	140.33	71.47	300.00	26°48'04"	139.05	S13°06'51"E
C18	508.59	278.74	500.15	58°15'47"	486.96	N60°34'55"W

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CATALINA BAY SUBDIVISION
SARATOGA SPRINGS, UTAH

CONCEPT

PROJ 14-399-01
DATE JUNE 2015
SHEET 03

CATALINA BAY SUBDIVISION
CONCEPT UTILITIES

PROJECT LEGEND

- SEWER MANHOLE
- WATER VALVE
- PRESSURIZED IRRIGATION VALVE
- FIRE HYDRANT
- STREET FLOW DIRECTION
- LIGHT POLE
- BOUNDARY LINE
- SECTION LINE
- LOT LINE
- PUBLIC UTILITY EASEMENT
- EXISTING EDGE OF PAVEMENT
- 8" CULINARY WATER LINE
- 10" CULINARY WATER LINE
- STORM DRAIN RCP
- 6" IRRIGATION WATER LINE
- 8" IRRIGATION WATER LINE
- SEWER LINE

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H&H ENGINEERING & SURVEYING, INC.
42 NORTH 200 EAST, SUITE 1
AMERICAN FORK, UTAH 84003
TEL: (801) 756-2485

CATALINA BAY SUBDIVISION
SARATOGA SPRINGS, UTAH

CONCEPT - UTILITY SHEET

PROJ 14-399-15
DATE JUNE 2015
SHEET 04