



WHEN RECORDED MAIL TO:

Jordan Valley Water
Conservancy District
Attn: Property Manager
8215 South 1300 West
West Jordan, Utah 84088

ENT 23521-2024 PG 1 of 49
ANDREA ALLEN
UTAH COUNTY RECORDER
2024 Apr 11 04:04 PM FEE 0.00 BY MG
RECORDED FOR JORDAN VALLEY WATER CONVE

[PARCEL ID #58:021:0309
58:021:0358
58:021:0430
58:032:0452
58:021:0706]

ENCROACHMENT AGREEMENT

This Encroachment Agreement is made as of January 30, 2024, between the Jordan Valley Water Conservancy District, a Utah special district ("District"), and The City of Lehi, a Utah municipality ("City").

RECITALS:

- A. The District holds easements and rights-of-way in the vicinity of 4475 West Hudson Way in Lehi, Utah (collectively referred to as the "Easement/Right-of-Way," and described on attached Exhibit A) under authority of a written agreement, and it

utilizes, or will utilize them for constructing, installing, operating, maintaining, inspecting, repairing and/or replacing a water pipeline and related facilities;

B. The City has requested permission to encroach upon the Easement/Right-of-Way of the District in a manner more particularly specified in this Agreement; and,

C. The property upon which the encroachment is located is further described on attached Exhibit B; and,

D. The District is willing to agree to the encroachment, upon the terms and conditions set forth in this Agreement.

TERMS:

The parties agree:

1. (a) The District hereby agrees to encroachment upon the Easement/Right-of-Way by the City, but only to this extent and for this purpose: The City may install, operate, and maintain roadway, curb, gutter, sidewalk, landscaping, irrigation, and one (1) four-inch (4") conduit for power (referred to as the "Encroachment Improvements"), as shown on attached Exhibit C.

(b) By entering into this Agreement, the District is giving its consent for the City to encroach upon the Easement/Right-of-Way held by the District. However, the District does not hold fee title to the real property within the Easement/Right-of-Way. Accordingly, the District does not warrant title to the underlying property, nor does the District represent or warrant that the City's encroachment on or across the District's Easement/Right-of-Way: (i) is suitable for the City's purposes; (ii) is allowed by the terms or conditions of the District's Easement/Right-of-Way agreement with those who hold fee title

to the underlying real property; and, (iii) does not require the consent of others to encroach upon the District's Easement/Right-of-Way, which consent may be withheld for any or no reason.

(c) This consent for encroachment is granted by the District only to the extent of, and with no actual or implied diminishment of, the District's rights and interests in the Easement/Right-of-Way and without any express or implied warranty of any kind.

2. The City shall comply with the District's Guidelines for Encroachment upon the Easement/Right-of-Way as set forth in attached Exhibit D.

3. The City and its contractor(s) and agent(s) shall perform all work within the Easement/Right-of-Way in accordance with the plans, drawings, guidelines, and/or maps set forth in Exhibit C, and in a manner satisfactory to the District.

4. If the installation, construction, operation, maintenance, repair, replacement or inspection of any structures, equipment, facilities or pipeline(s) of the District located, or to be located, in the Easement/Right-of-Way should be made more expensive by reason of the Encroachment Improvements or the activities of the City, the City shall pay to the District the full amount of such additional expense upon receipt of an itemized statement. The District has the right to remove any/all of the Encroachment Improvements without any liability to the City for removal, damages, or any cost or expense, and the City, at its sole expense and labor, may replace and/or re-install them within the Easement/Right-of-Way consistent with the terms of this Agreement.

5. The City shall construct, install, use, maintain, repair and replace its Encroachment Improvements in such a manner as not to (i) damage or obstruct the District's structures, equipment, facilities and/or pipelines; or, (ii) interfere with the

installation, construction, operation, maintenance, inspection, repair or replacement of the District's structures, equipment, facilities and pipelines.

6. In consideration of the District agreeing to encroachment upon the Easement/Right-of-Way, the City shall:

(a) Indemnify, defend and hold harmless the District, its agents, employees, officers, trustees, assigns and successors from and against all claims, demands, causes of action, liability or judgment of any kind, including attorney's fees and costs, which directly or indirectly arise from the negligence of the City [or its agent(s) or contractor(s)], or from the existence, construction, installation, operation, maintenance, repair, replacement, condition, use or presence of the Encroachment Improvements within the Easement/Right-of-Way;

(b) Release the District and its agents, employees, officers, trustees, assigns and successors, from liability for all loss or damage of every description or kind whatsoever which may result to the City from the construction, installation, operation, maintenance, inspection, repair and replacement of District structures, equipment, pipelines and facilities within the Easement/Right-of-Way, provided the loss or damage was not due solely to the negligence of the District; and,

(c) Hereby acknowledge that it accesses and uses the Easement/Right-of-Way at the City's risk and hazard and, without limiting the generality of the foregoing, the City agrees that the District shall not be responsible for any harm, damage or injury that may be suffered or incurred by the City, its agents, employees, contractors, licensees, guests or invitees associated with the use or condition of the

Easement/Right-of-Way, except to the extent the harm, damage or injury was caused by the reckless or intentional misconduct of the District.

7. The City and its contractor(s) and agent(s) shall comply with all applicable laws, ordinances, rules, and regulations enacted or promulgated by any federal, state, or local governmental body having jurisdiction over the Encroachment Improvements and/or the Easement/Right-of-Way.

8. The provisions of this Agreement shall inure to the benefit of and be binding upon the successors and assigns of the parties; provided, however, that no such successor or assign of the City shall have the right to use, alter, or modify the Encroachment Improvements in a manner which will increase the expense or burden to the District of the City's encroachment on the Easement/Right-of-Way.

9. (a) This Agreement, and the encroachment granted to the City by this Agreement, shall terminate without further notice or condition if (i) the City does not continuously use the Encroachment Improvements as intended by this Agreement for any twelve (12) month period; or, (ii) the City breaches this Agreement.

(b) In the event of termination, the City, at its expense, shall immediately remove the Encroachment Improvements from the Easement/Right-of-Way and restore the surface of the Easement/Right-of-Way to its pre-encroachment condition.

10. (a) The City may assign this Agreement with the prior written consent of the District, which consent shall not be unreasonably withheld.

(b) The District may assign this Agreement.

11. This Agreement may be amended only by written instrument executed by all parties.

12. All of the grants, covenants, terms, provisions and conditions in this Agreement shall run with the land and shall be binding upon and inure to the benefit of the successors, assigns, heirs, executors and administrators of the parties.

13. This Agreement, including exhibits, constitutes the entire agreement of the parties and supersedes all prior understandings, representations or agreements of the parties regarding its subject matter.

14. Each individual executing this Agreement does hereby represent and warrant that he or she has been duly authorized to sign this Agreement in the capacity and for the entities identified.

15. The parties shall perform those acts and/or sign all documents required by this Agreement and which may be reasonably necessary to effectuate the terms of this Agreement.

16. Any party may record this Agreement.

"District":

Jordan Valley Water Conservancy District

Dated: 1-30-24

By: Alan E. Packard
Alan E. Packard
Its General Manager/CEO

"City":

The City of Lehi

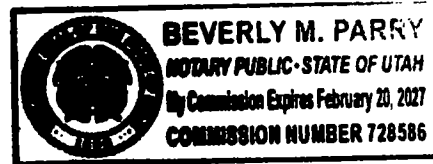
Dated: 12/19/23

By: Mark Johnson
Mark Johnson
Lehi City Mayor

STATE OF UTAH)
) :ss.
 COUNTY OF SALT LAKE)

The foregoing instrument was acknowledged before me this 30th day of January, 2023⁴, by Alan E. Packard as General Manager/CEO of the Jordan Valley Water Conservancy District.

Beverly M. Parry
 Notary Public



STATE OF UTAH)
) :ss.
 COUNTY OF UTAH)

The foregoing instrument was acknowledged before me this 19th day of December, 2023, by Mark Johnson as Mayor of The City of Lehi.

Teisha M. Wilson
 Notary Public

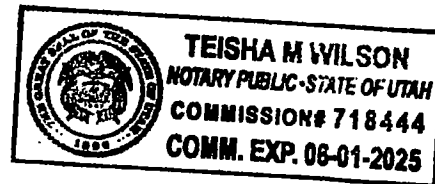


EXHIBIT A

DESCRIPTION OF DISTRICT'S EASEMENT/RIGHT-OF-WAY

The District's easement and right-of-way includes the following:

Central Pipeline Easement – 3860-11E

A 50-foot wide permanent easement being part of an entire tract being located in the Southeast, Northeast and Northwest Quarters of the Northwest Quarter of Section 2, Township 5 South, Range 1 West, Salt Lake Base and Meridian, Utah County, Utah, described as follows:

COMMENCING at the northwest corner of Section 2, Township 5 South, Range 1 West, Salt Lake Base and Meridian; thence North 89°32'52" East 1421.23 feet along the north line of said Northwest Quarter and South 01°59'10" East 16.51 feet to the point of BEGINNING and running; thence North 89°32'52" East 50.02 feet along the southerly right of way of 2600 North Street and the north line of said entire tract; thence South 01°59'10" East 206.21 feet to a point on a 190.00 feet radius curve to the right; thence southerly 84.97 feet along the arc of said curve through a central angle of 25°37'25", said arc having a chord bearing South 10°49'33" West 84.26 feet; thence South 23°38'15" West 150.20 feet to a point on a 110.00 feet radius curve to the left; thence southerly 117.79 feet along the arc of said curve through a central angle of 61°21'13", said arc having a chord bearing South 07°02'22" East 112.24 feet to a point being 10.00 feet perpendicularly distant westerly from the centerline of the Utah Lake Distributing Canal as described in a Notice of Right of Way recorded as Entry Number 30678:1984; thence parallel with said canal centerline the following six (6) courses: (1) South 37°42'58" East 49.40 feet to a point on a 190.00 feet radius curve to the right; (2) southerly 151.55 feet along the arc of said curve through a central angle of 45°42'00", said arc having a chord bearing South 14°51'58" East 147.56 feet; (3) South 07°59'02" West 175.20 feet to a point on a 410.00 feet radius curve to the left; (4) southerly 224.22 feet along the arc of said curve through a central angle of 31°20'00", said arc having a chord bearing South 07°40'58" East 221.43 feet; (5) South 23°20'58" East 584.93 feet; and (6) South 17°58'58" East 240.41 feet to the south boundary of said entire tract; thence South 89°50'41" West 52.52 feet along said south boundary to a point being 60.00 feet perpendicularly distant westerly from the centerline of said canal; thence parallel with said canal centerline the following six (6) courses: (1) North 17°58'58" West 221.99 feet; (2) North 23°20'58" West 582.59 feet to a point on a 460.00 feet radius curve to the right; (3) northerly 251.56 feet along the arc of said curve through a central angle of 31°20'00", said arc having a chord bearing North 07°40'58" West 248.44 feet; (4) North 07°59'02" East 175.20 feet to a point on a 140.00 feet radius curve to the left; (5) northerly 111.67 feet along the arc of said curve through a central angle

of 45°42'00", said arc having a chord bearing North 14°51'58" West 108.73 feet; and (6) North 37°42'58" West 49.40 feet to a point on a 160.00 feet radius curve to the right; thence northerly 171.33 feet along the arc of said curve through a central angle of 61°21'13", said arc having a chord bearing North 07°02'22" West 163.26 feet; thence North 23°38'15" East 150.20 feet to a point on a 140.00 feet radius curve to the left; thence northerly 62.61 feet along the arc of said curve through a central angle of 25°37'25", said arc having a chord bearing North 10°49'33" East 62.09 feet; thence North 01°59'10" West 207.54 feet to the southerly right of way of said 2600 North Street and the point of BEGINNING, containing 99223 square feet or 2.278 acres.

Central Pipeline Easement – 3860-10E

A 50-foot wide permanent easement being part of an entire tract being located in the Southeast Quarter of the Northwest Quarter of Section 2, Township 5 South, Range 1 West, Salt Lake Base and Meridian, Utah County, Utah, described as follows:

COMMENCING at the southwest corner of the Northwest Quarter of Section 2, township 5 south, Range 1 West, Salt Lake Base and Meridian; thence North 89°32'18" East 1764.51 feet along the south line of said Northwest Quarter and North 00°16'32" West 145.72 feet to a point on the northerly right of way of 2100 North Street, said point being 42.37 feet perpendicularly distant northerly from Engineer's Station 30+05.69 of the west-bound lane of said 2100 North Street, Project MP-R399(41), said point being the point of Beginning and running thence and continuing North 00°16'32" West 125.01 feet to a point on a 160.00 feet radius curve to the right; thence northerly 15.34 feet along the arc of said curve through a central angle of 05°29'35", said arc having a chord bearing North 02°28'16" East 15.33 feet to a point 60.00 feet perpendicularly distant westerly from the centerline of the Utah Lake Distributing Canal as described in a Notice of Right of Way recorded as Entry Number 30678:1984; thence parallel with said canal centerline the following three (3) courses: (1) North 05°13'02" East 277.60 feet to a point on a 140.00 feet radius curve to the left; (2) northerly 56.69 feet along the arc of said curve through a central angle of 23°12'00", said arc having a chord bearing North 06°22'58" West 56.30 feet; and (3) North 17°58'58" West 160.70 feet to the north boundary of said entire tract; thence North 89°50'41" East 52.52 feet along said north boundary to a point 10.00 feet perpendicularly distant westerly from said canal centerline; thence parallel with said canal centerline the following three (3) courses: (1) South 17°58'58" East 144.62 feet to a point on a 190.00 feet radius curve to the right; (2) southerly 76.93 feet along the arc of said curve through a central angle of 23°12'00", said arc having a chord bearing South 06°22'58" East 76.41 feet; and (3) South 05°13'02" West 277.60 feet to a point on a 110.00 feet radius curve to the left; thence southerly 10.55 feet along the arc of said curve

through a central angle of $05^{\circ}29'35''$, said arc having a chord bearing South $02^{\circ}28'15''$ West 10.54 feet; thence South $00^{\circ}16'32''$ East 125.01 feet to the northerly right of way of said 2100 North Street; thence South $89^{\circ}43'28''$ West 50.00 feet along said northerly right of way to the point of BEGINNING, containing 31750 square feet or 0.729 acres.

EXHIBIT B

DESCRIPTION OF PROPERTY

The property upon which the Encroachment Improvements take place is described as follows:

Parcel No. 58:021:0309:

COM N 0 DEG 8' 15" W 1573.74 FT & W 3785.45 FT FR E 1/4 COR. SEC. 2, T5S, R1W, SLB&M.; S 77 DEG 58' 22" W 43.86 FT; S 14 DEG 53' 37" W 105.24 FT; S 67 DEG 40' 42" W 93.01 FT; N 59 DEG 4' 11" W 154.75 FT; S 77 DEG 58' 22" W 646.42 FT; N 15 DEG 54' 2" W 96.22 FT; N 77 DEG 58' 22" E 646.94 FT; N 37 DEG 47' 38" E 160.83 FT; ALONG A CURVE TO R (CHORD BEARS: N 5 DEG 46' 40" E 35.51 FT, RADIUS = 567 FT); ALONG A CURVE TO L (CHORD BEARS: N 7 DEG 53' 58" W 222.48 FT, RADIUS = 417 FT); ALONG A CURVE TO R (CHORD BEARS: N 1 DEG 2' 21" E 399.22 FT, RADIUS = 483 FT); ALONG A CURVE TO L (CHORD BEARS: N 11 DEG 52' 14" E 195.81 FT, RADIUS = 417 FT); N 1 DEG 42' 30" W .48 FT; ALONG A CURVE TO L (CHORD BEARS: N 45 DEG 56' 29" W 20.93 FT, RADIUS = 15 FT); S 89 DEG 49' 32" W 981.73 FT; N 15 DEG 24' 22" W 52.34 FT; N 89 DEG 49' 32" E 1239.06 FT; S 0 DEG 10' 28" E 50.5 FT; S 89 DEG 49' 32" W 120.55 FT; ALONG A CURVE TO L (CHORD BEARS: S 44 DEG 12' 44" W 21.44 FT, RADIUS = 15 FT); ALONG A CURVE TO R (CHORD BEARS: S 12 DEG 1' 27" W 236.82 FT, RADIUS = 510 FT); ALONG A CURVE TO L (CHORD BEARS: S 1 DEG 2' 21" W 322.35 FT, RADIUS = 390 FT); ALONG A CURVE TO R (CHORD BEARS: S 7 DEG 53' 58" E 272.1 FT, RADIUS = 510 FT); ALONG A CURVE TO L (CHORD BEARS: S 6 DEG 32' 49" W 16.96 FT, RADIUS = 474 FT); S 40 DEG 58' 50" E 110.96 FT; ALONG A CURVE TO L (CHORD BEARS: S 5 DEG 28' 16" E 13.29 FT, RADIUS = 430 FT); N 77 DEG 58' 22" E 33.75 FT; S 7 DEG 56' 16" E 42.47 FT; S 18 DEG 46' 54" E 28.84 FT TO BEG. AREA 6.164 AC.

Parcel No. 58:021:0358:

COM N 0 DEG 8' 15" W 1649.31 FT & W 3834.7 FT FR E 1/4 COR. SEC. 2, T5S, R1W, SLB&M.; N 40 DEG 58' 50" W 110.96 FT; ALONG A CURVE TO R (CHORD BEARS: N 6 DEG 32' 49" E 16.96 FT, RADIUS = 474 FT); ALONG A CURVE TO L (CHORD BEARS: N 7 DEG 53' 58" W 272.1 FT, RADIUS = 510 FT); ALONG A CURVE TO R (CHORD BEARS: N 1 DEG 2' 21" E 322.35 FT, RADIUS = 390 FT); ALONG A CURVE TO L (CHORD BEARS: N 12 DEG 1' 27" E 236.82 FT, RADIUS = 510 FT);

ALONG A CURVE TO R (CHORD BEARS: N 44 DEG 12' 44" E 21.44 FT, RADIUS = 15 FT); N 89 DEG 49' 32" E 50.61 FT; S 3 DEG 14' 38" E 1.32 FT; S 1 DEG 22' 15" W 164.67 FT; S 8 DEG 45' 30" W 53.14 FT; S 24 DEG 1' 48" W 77.98 FT; S 65 DEG 54' 42" E .09 FT; S 24 DEG 1' 48" W 78.85 FT; S 78 DEG 30' 50" E 21.3 FT; S 22 DEG 13' 6" W 18.42 FT; ALONG A CURVE TO L (CHORD BEARS: S 7 DEG 44' 24" E 129.84 FT, RADIUS = 130 FT); S 37 DEG 42' 0" E 41.17 FT; ALONG A CURVE TO R (CHORD BEARS: S 14 DEG 51' 12" E 132.01 FT, RADIUS = 170 FT); S 8 DEG 0' 0" W 175.2 FT; ALONG A CURVE TO L (CHORD BEARS: S 1 DEG 42' 26" W 94.26 FT, RADIUS = 430 FT) TO BEG. AREA 1.773 AC.

Parcel No. 58:021:0430:

COM N 89 DEG 49' 32" E 1356.17 FT & S 1227.95 FT FR NW COR. SEC. 2, T5S, R1W, SLB&M.; N 67 DEG 40' 42" E 93.01 FT; N 14 DEG 53' 37" E 105.24 FT; N 77 DEG 58' 22" E 43.86 FT; S 18 DEG 46' 54" E 10.07 FT; N 77 DEG 58' 22" E 14.55 FT; ALONG A CURVE TO L (CHORD BEARS: S 20 DEG 35' 33" E 36.44 FT, RADIUS = 380 FT); S 23 DEG 20' 0" E 507.16 FT; S 72 DEG 17' 6" W 122.77 FT; ALONG A CURVE TO R (CHORD BEARS: S 20 DEG 1' 19" E 164.6 FT, RADIUS = 2036 FT); S 17 DEG 42' 54" E 144.35 FT; ALONG A CURVE TO R (CHORD BEARS: S 12 DEG 46' 54" E 135.19 FT, RADIUS = 786 FT); S 82 DEG 9' 7" W 93 FT; ALONG A CURVE TO L (CHORD BEARS: N 12 DEG 46' 54" W 119.19 FT, RADIUS = 693 FT); N 17 DEG 42' 54" W 144.35 FT; ALONG A CURVE TO L (CHORD BEARS: N 20 DEG 23' 17" W 181.94 FT, RADIUS = 1943 FT); N 23 DEG 4' 18" W 445.53 FT TO BEG. AREA 3.405 AC.

Parcel No. 58:021:0452:

COM N 89 DEG 49' 32" E 1743.33 FT & S 1589.25 FT FR NW COR. SEC. 2, T5S, R1W, SLB&M.; S 23 DEG 20' 0" E 79.18 FT; S 17 DEG 58' 0" E 292.63 FT; S 89 DEG 51' 7" W 120.41 FT; ALONG A CURVE TO R (CHORD BEARS: N 53 DEG 30' 13" W 17.91 FT, RADIUS = 15 FT); ALONG A CURVE TO R (CHORD BEARS: N 17 DEG 17' 14" W 11.74 FT, RADIUS = 786 FT); N 17 DEG 42' 54" W 144.33 FT; ALONG A CURVE TO L (CHORD BEARS: N 20 DEG 1' 18" W 164.62 FT, RADIUS = 2036 FT); N 72 DEG 17' 6" E 122.77 FT TO BEG. AREA 1.004 AC.

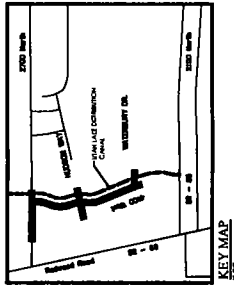
Parcel No. 58:021:0706:

COM N 623.48 FT & W 3406.37 FT FR E 1/4 COR. SEC. 2, T5S, R1W, SLB&M.; S 89 DEG 51' 7" W 123.72 FT; ALONG A CURVE TO L (CHORD BEARS: S 41 DEG 0' 3" W 22.59 FT, RADIUS = 15 FT); ALONG A CURVE TO L (CHORD BEARS: N 12 DEG 21' 13" W 123.49 FT, RADIUS = 778.04 FT); ALONG A CURVE TO L (CHORD BEARS: S 53 DEG 30' 14" E 17.91 FT, RADIUS = 15.01 FT); N 89 DEG 51' 7" E 150.33 FT; S 0 DEG 8' 52" E 93 FT TO BEG. AREA 0.323 AC.

EXHIBIT C
ENCROACHMENT IMPROVEMENTS

HOLBROOK BACKBONE PLAT G PHASE 2

PREPARED FOR
BOYER HOLBROOK RESIDENTIAL L.C. □ IVORY DEVELOPMENT
LOCATED IN
LEHI, UTAH



VICINITY MAP

CONTACTS

BOYER HOLBROOK RESIDENTIAL L.C.
FOUR ENGINEERING & SURVEYING, LLC
1000 S. 1200 E. SUITE 200
LEHI, UTAH 84040
PROJECT MANAGER: TAYLOR MORGAN
SURVEY MANAGER: SPENCER LEWIS
ENGINEER: SPENCER LEWIS
1000 S. 1200 E. SUITE 200
LEHI, UTAH 84040
CONTACT: TAYLOR MORGAN
CONTACT: SPENCER LEWIS
BOYER HOLBROOK RESIDENTIAL L.C.
1000 S. 1200 E. SUITE 200
LEHI, UTAH 84040
CONTACT: SPENCER LEWIS

GENERAL NOTES

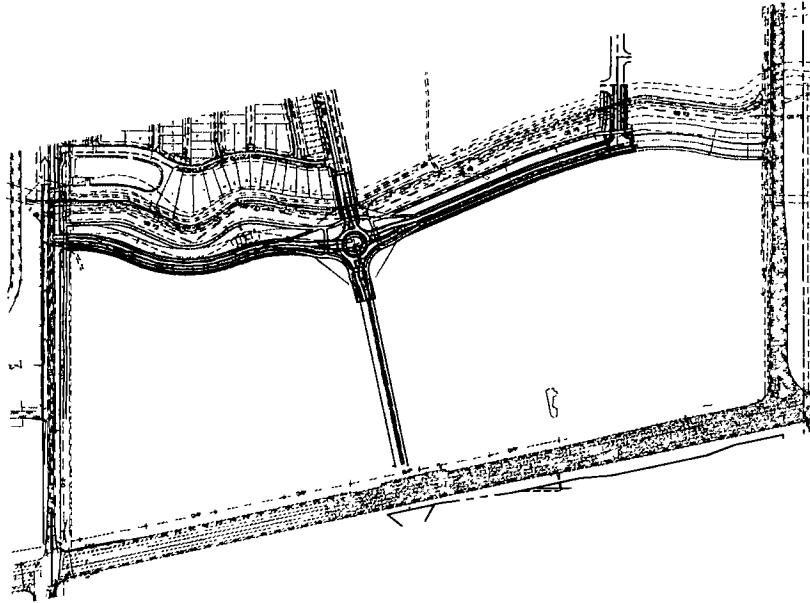
- CONTRACTOR TO FIELD VERIFY HORIZONTAL AND VERTICAL LOCATIONS OF ALL EXISTING UTILITIES PRIOR TO COMMENCEMENT OF CONSTRUCTION, AND REPORT ANY DISCREPANCIES TO THE ENGINEER.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LEHI CITY ENGINEER AND THE UTAH DEPARTMENT OF HERITAGE AND ARTS.
- ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE LEHI CITY ENGINEER'S SPECIFICATIONS AND THE UTAH DEPARTMENT OF HERITAGE AND ARTS' REQUIREMENTS.
- ALL UTILITIES AND ROAD IMPROVEMENTS SHOWN ON THE PLANS HEREIN SHALL BE CONSTRUCTED USING REFERENCE TO SURVEY DATA PROVIDED BY THE ENGINEER. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE ACCURACY OF ALL SURVEY DATA AND REPORT ANY DISCREPANCIES TO THE ENGINEER.
- THE DRAWING SET IS SCALED TO BE PRINTED ON A 34" x 44" SET OF PAPER. THE CONTRACTOR SHALL BE RESPONSIBLE FOR SCALED DRAWINGS TO BE USED IN THE FIELD. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE ACCURACY OF ALL SURVEY DATA AND REPORT ANY DISCREPANCIES TO THE ENGINEER.

NOTICE

THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LEHI CITY ENGINEER AND THE UTAH DEPARTMENT OF HERITAGE AND ARTS.

ENGINEER'S NOTES TO CONTRACTOR

- CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LEHI CITY ENGINEER AND THE UTAH DEPARTMENT OF HERITAGE AND ARTS.
- CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LEHI CITY ENGINEER AND THE UTAH DEPARTMENT OF HERITAGE AND ARTS.
- CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LEHI CITY ENGINEER AND THE UTAH DEPARTMENT OF HERITAGE AND ARTS.
- CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LEHI CITY ENGINEER AND THE UTAH DEPARTMENT OF HERITAGE AND ARTS.
- CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LEHI CITY ENGINEER AND THE UTAH DEPARTMENT OF HERITAGE AND ARTS.



LEHI CITY NOTES

- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LEHI CITY ENGINEER AND THE UTAH DEPARTMENT OF HERITAGE AND ARTS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LEHI CITY ENGINEER AND THE UTAH DEPARTMENT OF HERITAGE AND ARTS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LEHI CITY ENGINEER AND THE UTAH DEPARTMENT OF HERITAGE AND ARTS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LEHI CITY ENGINEER AND THE UTAH DEPARTMENT OF HERITAGE AND ARTS.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LEHI CITY ENGINEER AND THE UTAH DEPARTMENT OF HERITAGE AND ARTS.

SITE MAP

Sheet List Table	
Sheet No.	Sheet Title
C1	COVER
C2	FINAL PLAN
C3	ROAD PHASING PLAN
C3.1	ROAD CROSS SECTIONS
C3.2	ROAD CROSS SECTIONS
C4	SIGNAGE & STRIPING PLAN
C4.1	ROUNDABOUT PLAN
C4.2	PUMP HOUSE AS BUILT
C4.3	POWER PLAN
C5	OVERALL GRADING PLAN
C5.1	GRADING PLAN
C5.2	GRADING PLAN
C5.3	GRADING PLAN
C5.4	GRADING PLAN
C6	EROSION CONTROL OVERALL PLAN
C6.1	EROSION CONTROL PLAN
C6.2	EROSION CONTROL PLAN
D1	LEHI STANDARDS
D1.1	LEHI STANDARDS
D2	EROSION CONTROL DETAILS
P1	2700 NORTH PLAN □ PROFILE
P2	2700 NORTH PLAN □ PROFILE
P3	4400 WEST PLAN □ PROFILE
P4	4400 WEST PLAN □ PROFILE
P5	4400 WEST PLAN □ PROFILE
P6	4400 WEST PLAN □ PROFILE
P7	4400 WEST PLAN □ PROFILE
P8	WATERBURY DRIVE PLAN □ PROFILE
P9	HUDSON WAY PLAN □ PROFILE
ULDC 1	WATERBURY DRIVE PLAN □ PROFILE
ULDC 2	HUDSON WAY PLAN □ PROFILE
L1.0	LANDSCAPE PLAN
L1.1	LANDSCAPE PLAN
L1.2	LANDSCAPE PLAN
L1.3	LANDSCAPE PLAN
L2.0	IRRIGATION PLAN
L2.1	IRRIGATION PLAN
L2.2	IRRIGATION PLAN
L2.3	IRRIGATION PLAN
L2.4	IRRIGATION PLAN
L2.5	IRRIGATION DETAILS

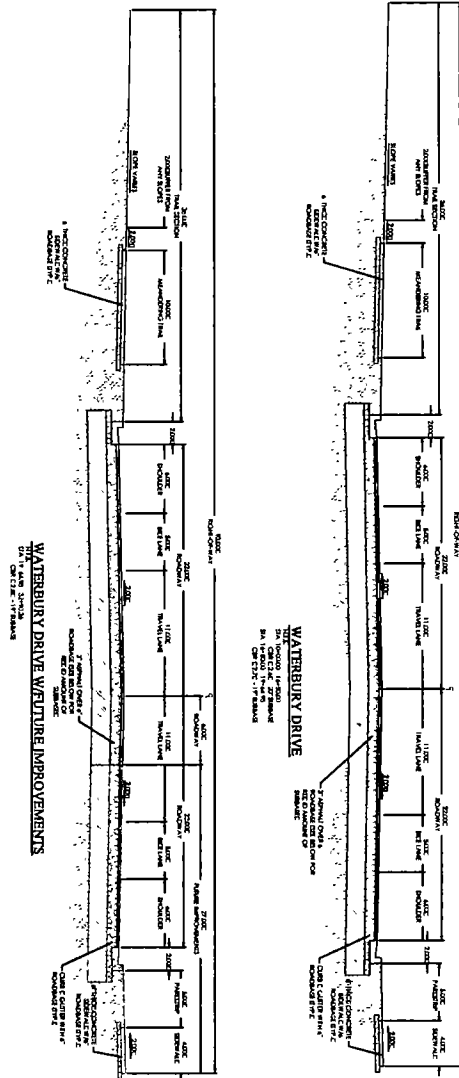


HOLBROOK BACKBONE PLAT G PHASE 2
LEHI, UTAH
COVER

REVISION BLOCK		
#	DATE	DESCRIPTION
1	---	---
2	---	---
3	---	---
4	---	---
5	---	---
6	---	---

COVER	
DATE	10/01/2024
BY	SPENCER LEWIS
CHKD	10/01/2024
BY	10/01/2024



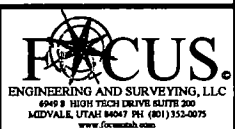


C3.1

ROAD CROSS SECTIONS

REVISION BLOCK		
#	DATE	DESCRIPTION
1	11/11/11	Initial
2	11/11/11	Initial
3	11/11/11	Initial
4	11/11/11	Initial
5	11/11/11	Initial
6	11/11/11	Initial

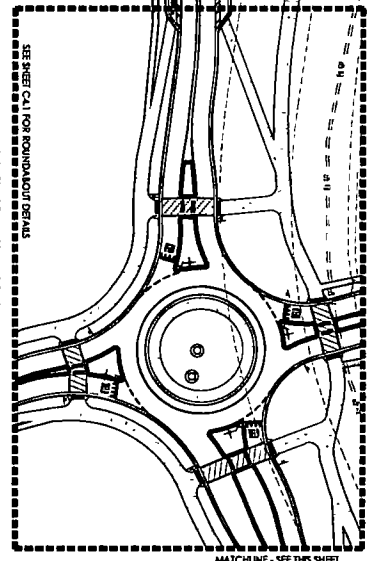
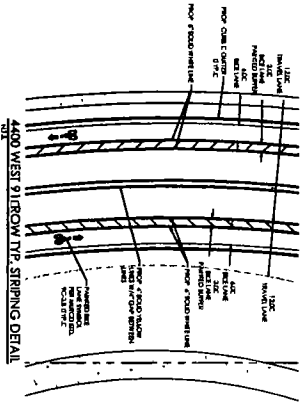
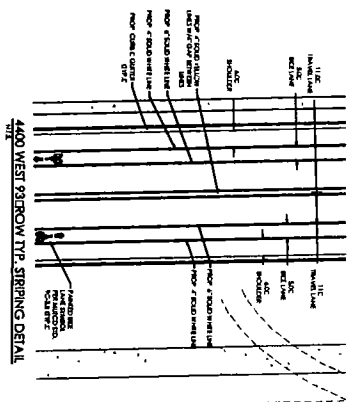
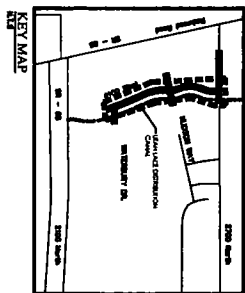
HOLBROOK BACKBONE PLAT G PHASE 2
LEHI, UTAH
ROAD CROSS SECTIONS



STRIPING NOTES:
ALL STRIPING TO BE PERFORMED BY 2024 PROPOSAL

ENT 23521:2024 PG 18 of 49

JVMCD NOTE:
JVMCD INSPECTOR TO BE ON-SITE
DURING ALL CONSTRUCTION
ACTIVITIES WITHIN THE EASEMENT OR
PIPELINE. 48 HOURS NOTIFICATION
REQUIRED. CONTACT TROY TUCKER
AT (801)-557-6776



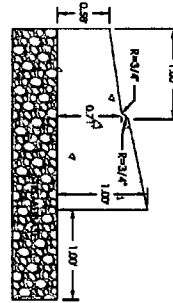
REVISION BLOCK		
#	DATE	DESCRIPTION
1		
2		
3		
4		
5		
6		
7		
8		
9		
10		

HOLBROOK BACKBONE PLAT G PHASE 2
LEHI, UTAH
SIGNAGE □ STRIPING PLAN



FOCUS
ENGINEERING AND SURVEYING, LLC
6049 S HIGH TECH DRIVE SUITE 200
MIDVALE, UTAH 84047 PH: (801) 352-0075
www.focusutah.com

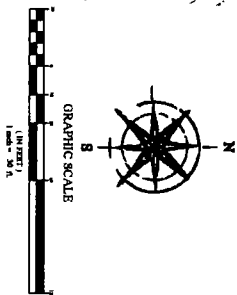
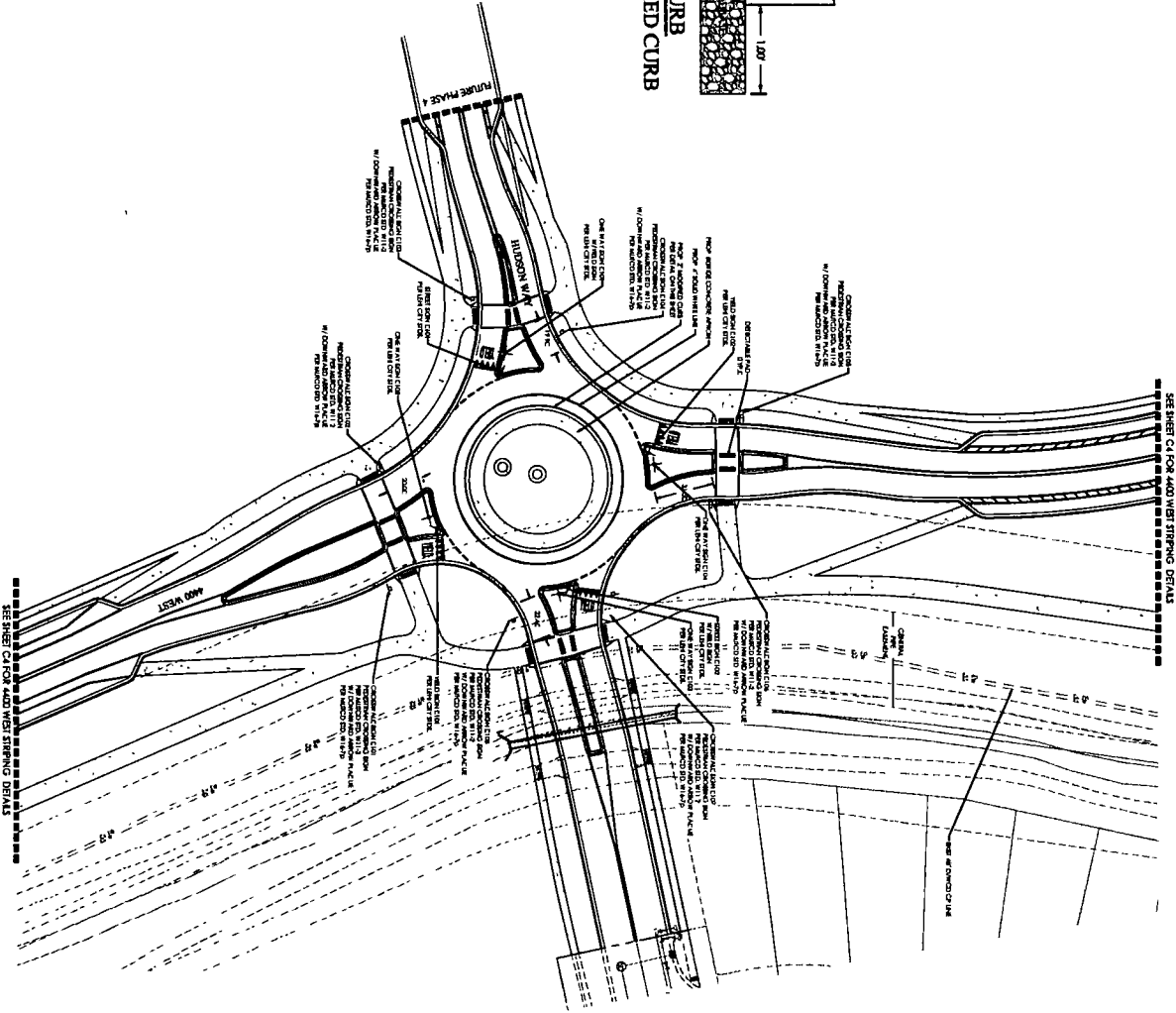
ROUND-A-BOUT CURB
2.0' MODIFIED TYPE H SHED CURB
N.T.S.



JVMCD NOTE:
-JVMCD INSPECTOR TO BE ON-SITE
DURING ALL CONSTRUCTION
ACTIVITIES WITHIN THE EASEMENT OR
PIPELINE 48 HOURS NOTIFICATION
REQUIRED. CONTACT TROY TUCKER
AT (801) 557-6776

STAMPING NOTES:
ALL STAMPS TO BE REPRODUCED BY GPS PRODUCTION

4400 WEST AND HUDSON WAY INTERSECTION ROUNDABOUT



ENT 23521:2024 PG 19 of 49



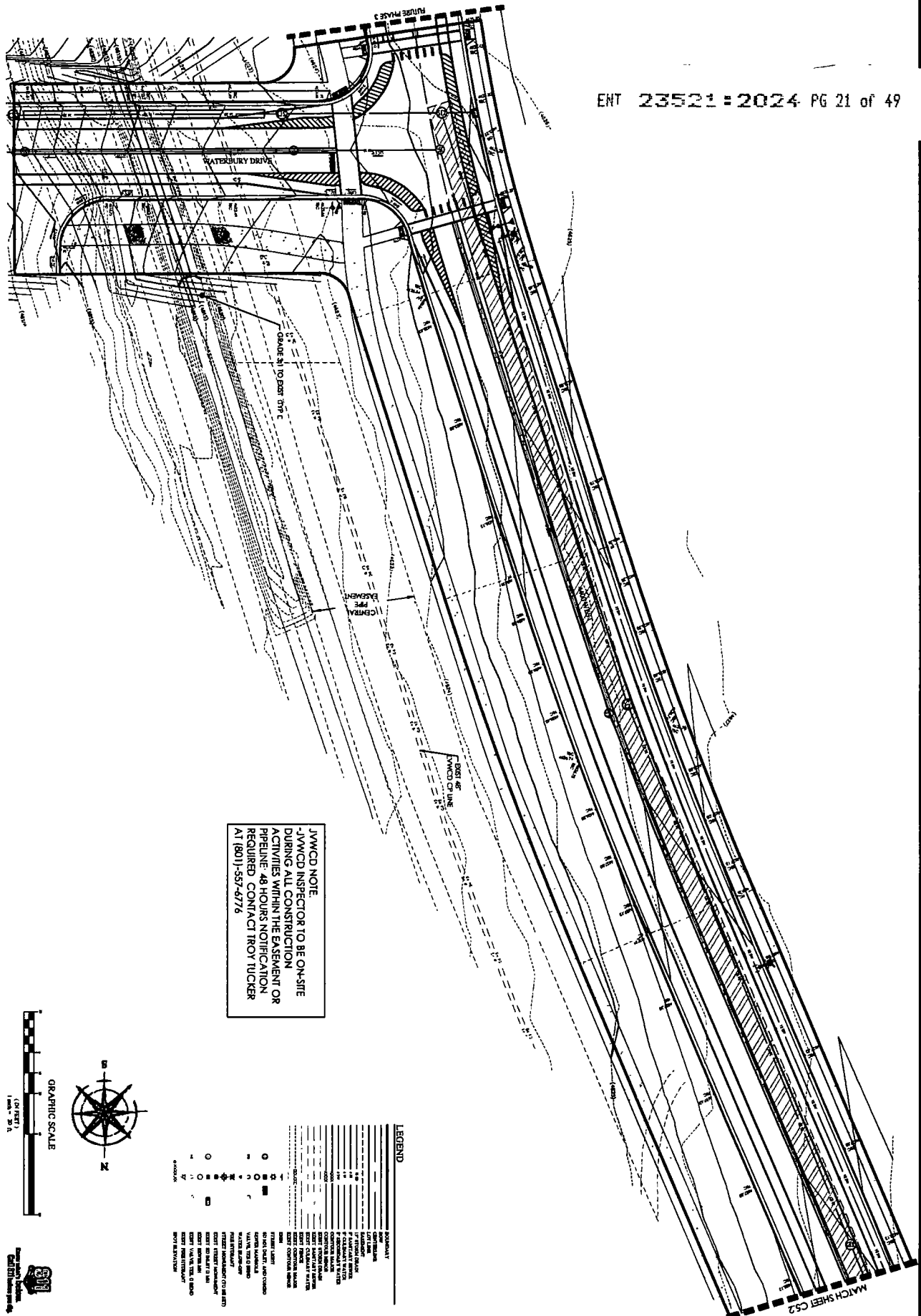
ROUNDABOUT
PLAN
CA.1

REVISION BLOCK	
#	DESCRIPTION
1	DATE: 07/17/24
2	DATE: 07/17/24
3	DATE: 07/17/24
4	DATE: 07/17/24
5	DATE: 07/17/24
6	DATE: 07/17/24
7	DATE: 07/17/24
8	DATE: 07/17/24
9	DATE: 07/17/24
10	DATE: 07/17/24

HOLBROOK BACKBONE PLAT G PHASE 2
LEHI, UTAH
Roundabout Plan



FOCUS
ENGINEERING AND SURVEYING, LLC
5945 S 1500 TECH DRIVE SUITE 200
MIDVALE, UTAH 84047 PH (801) 555-0075
www.focusutah.com



JVWCD NOTE.
-JVWCD INSPECTOR TO BE ON-SITE
DURING ALL CONSTRUCTION
ACTIVITIES WITHIN THE EASEMENT OR
PIPELINE: 48 HOURS NOTIFICATION
REQUIRED. CONTACT TROY TUCKER
AT (801)-557-6776

LEGEND

HOLBROOK BACKBONE PLAT G PHASE 2

LEHI, UTAH

GRADING PLAN



FOCUS.
ENGINEERING AND SURVEYING, LLC
6945 S. HIGH TECH DRIVE SUITE 200
MIDVALE, UTAH 84047 PH (801) 352-0075
www.focusutah.com

GRADING PLAN

C5.1

\\201\PI\40038 Holbrook Backbone Proj G_design\PROJECT\dwg\sheet\from 7\CLB1 OVERALL GRADING PLAN.dwg

JVWCD NOTE:
-JVWCD INSPECTOR TO BE ON-SITE
DURING ALL CONSTRUCTION
ACTIVITIES WITHIN THE EASEMENT OR
PIPELINE: 48 HOURS NOTIFICATION
REQUIRED. CONTACT TROY TUCKER
AT (801)-557-6776

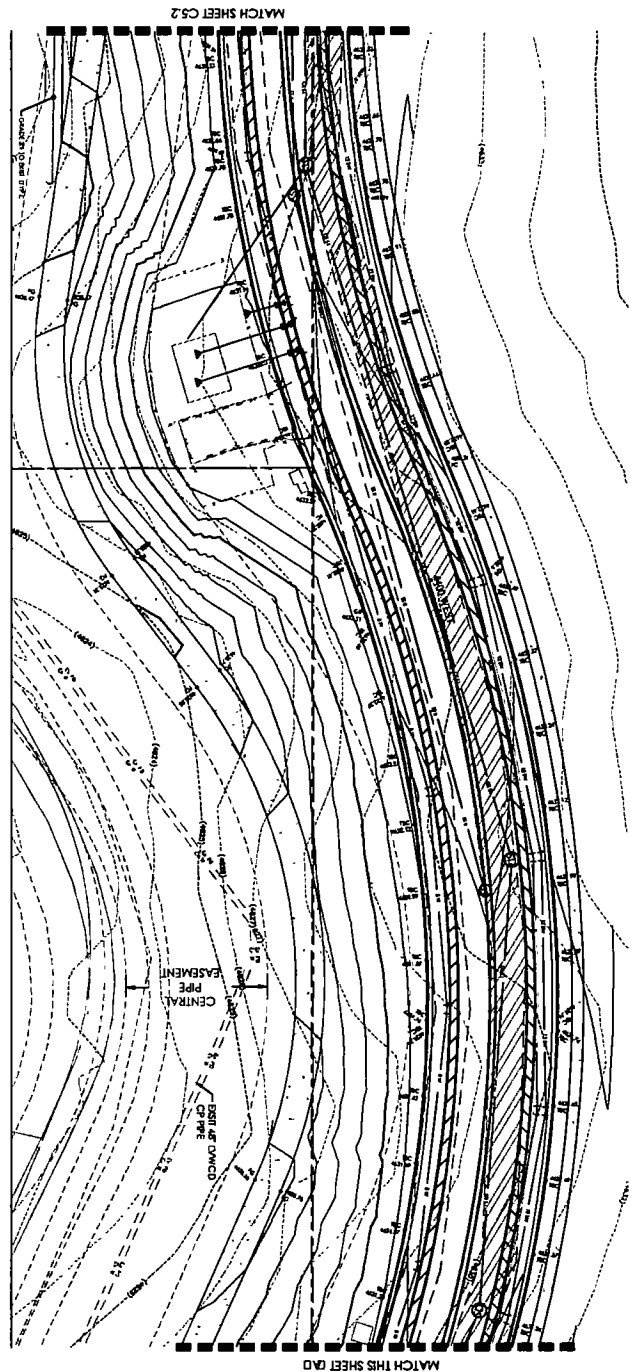
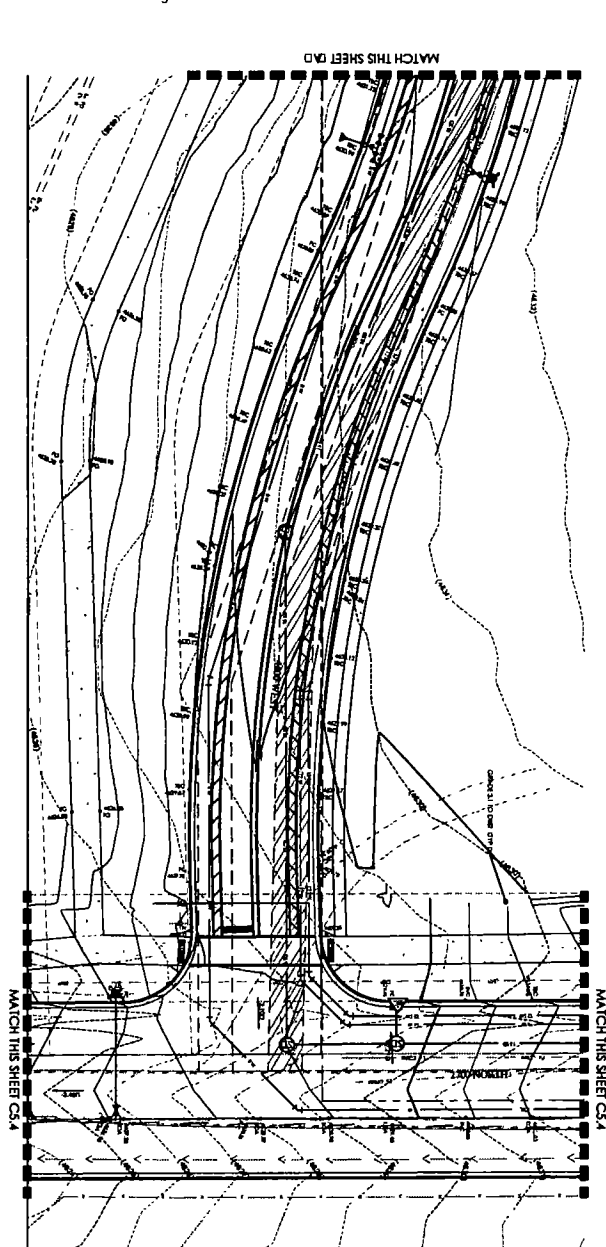


REVISION BLOCK	
#	DESCRIPTION
1	DATE
2	---
3	---
4	---
5	---
6	---
7	---
8	---
9	---
10	---
11	---
12	---
13	---
14	---
15	---
16	---
17	---
18	---
19	---
20	---
21	---
22	---
23	---
24	---
25	---
26	---
27	---
28	---
29	---
30	---
31	---
32	---
33	---
34	---
35	---
36	---
37	---
38	---
39	---
40	---
41	---
42	---
43	---
44	---
45	---
46	---
47	---
48	---
49	---
50	---
51	---
52	---
53	---
54	---
55	---
56	---
57	---
58	---
59	---
60	---
61	---
62	---
63	---
64	---
65	---
66	---
67	---
68	---
69	---
70	---
71	---
72	---
73	---
74	---
75	---
76	---
77	---
78	---
79	---
80	---
81	---
82	---
83	---
84	---
85	---
86	---
87	---
88	---
89	---
90	---
91	---
92	---
93	---
94	---
95	---
96	---
97	---
98	---
99	---
100	---

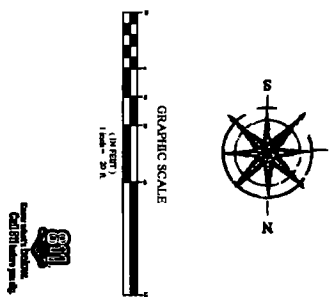
LEHI, UTAH
GRADING PLAN



FOCUS.
ENGINEERING AND SURVEYING, LLC
6940 S HIGH TECH DRIVE SUITE 200
MIDVALE, UTAH 84047 PH: (801) 353-0075
www.focusutah.com



JVWCD NOTE.
-JVWCD INSPECTOR TO BE ON-SITE
DURING ALL CONSTRUCTION
ACTIVITIES WITHIN THE EASEMENT OR
PIPELINE. 48 HOURS NOTIFICATION
REQUIRED CONTACT TROY TUCKER
AT (801)-557-6776

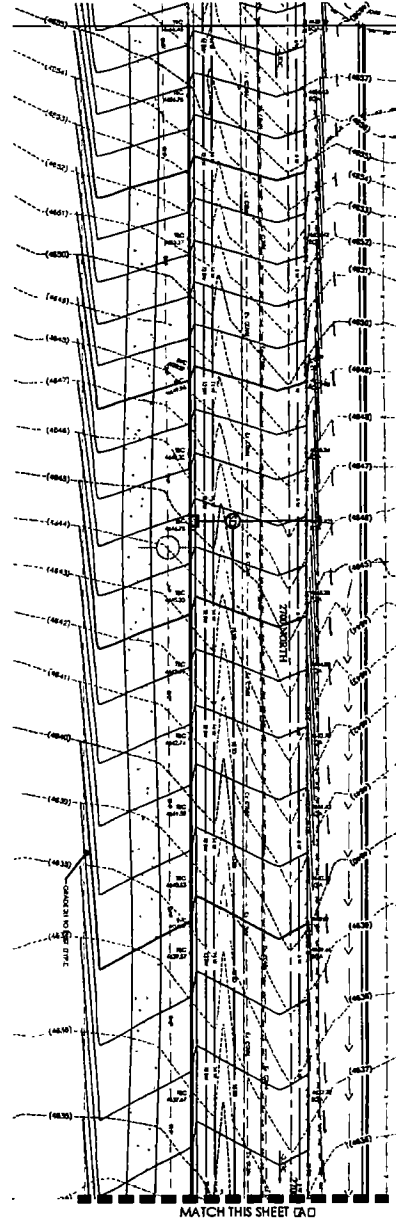


REVISION BLOCK		
#	DATE	DESCRIPTION
1	---	---
2	---	---
3	---	---
4	---	---
5	---	---

LEHI, UTAH
GRADING PLAN



FOCUS.
ENGINEERING AND SURVEYING, LLC
6949 S. HIGH TECH DRIVE SUITE 200
MIDVALE, UTAH 84047 PH. (801) 352-0075
www.focusutah.com



GRAPHIC SCALE

(IN FEET)

1 inch = 20 ft



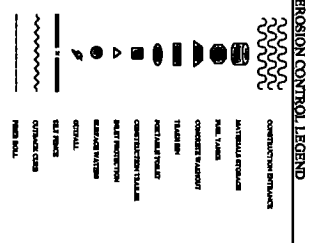
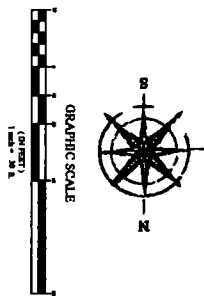
REVISION BLOCK		
#	DATE	DESCRIPTION
1	10/10/2010	10/10/2010
2	10/10/2010	10/10/2010
3	10/10/2010	10/10/2010
4	10/10/2010	10/10/2010
5	10/10/2010	10/10/2010
6	10/10/2010	10/10/2010

LEHI, UTAH
GRADING PLAN



FOCUS.
ENGINEERING AND SURVEYING, LLC
6949 S. HIGH TECH DRIVE SUITE 200
MIDVALE, UTAH 84047 PH (801) 353-0075
www.focusnh.com

JVWCD NOTE:
-JVWCD INSPECTOR TO BE ON-SITE DURING ALL CONSTRUCTION ACTIVITIES WITHIN THE EASEMENT OR PIPELINE. 48 HOURS NOTIFICATION REQUIRED. CONTACT TROY TUCKER AT (801)-557-6776

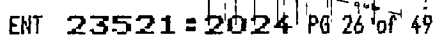
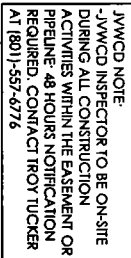


DATE: 01/27/00		TIME: 01:27:00	DATE: 11-04-01
C6.1			
EROSION CONTROL PLAN			
REVISION BLOCK			
#	DATE	DESCRIPTION	
1			
2			
3			
4			
5			
6			

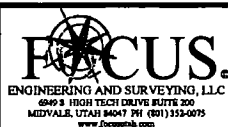
HOLBROOK BACKBONE PLAT G PHASE 2
LEHI, UTAH
Erosion Control Plan

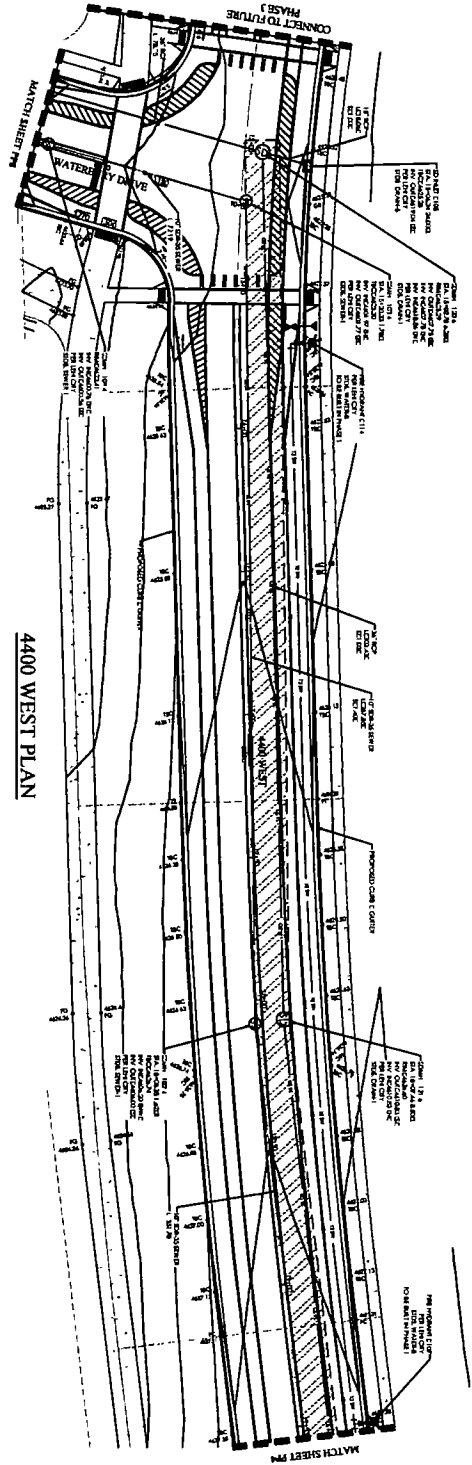


FOCUS.
ENGINEERING AND SURVEYING, LLC
6948 S HIGH TECH DRIVE SUITE 300
MIDVALLE, UTAH 84047 PH (801) 352-0075
www.focusandsurvey.com

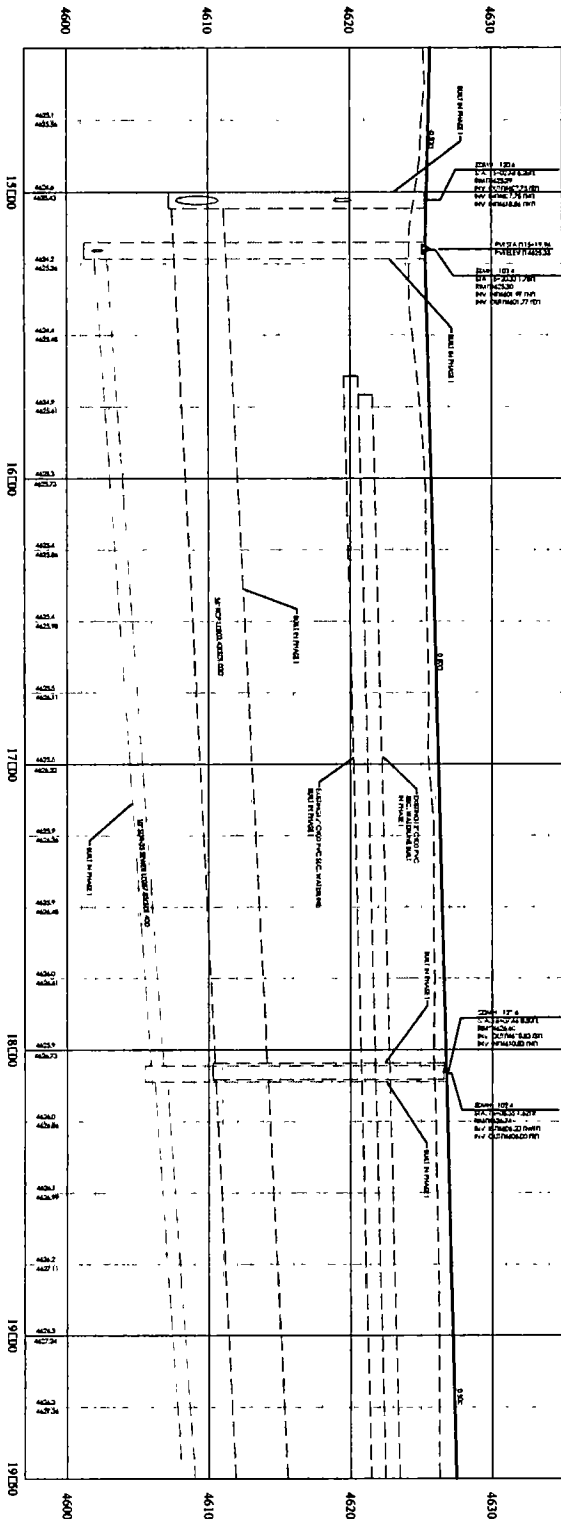


HOLBROOK BACKBONE PLAT G PHASE 2
LEHI, UTAH
EROSION CONTROL PLAN





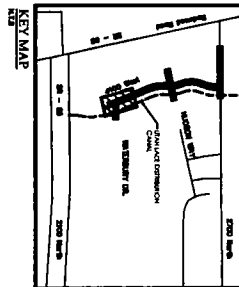
4400 WEST PLAN



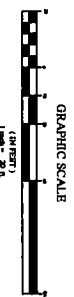
4400 WEST PROFILE

LEGEND

PROPOSED	EXISTING
PROPOSED CENTERLINE	EXISTING CENTERLINE
PROPOSED RIGHT-OF-WAY	EXISTING RIGHT-OF-WAY
PROPOSED LEFT-OF-WAY	EXISTING LEFT-OF-WAY
PROPOSED DRIVE	EXISTING DRIVE
PROPOSED SIDEWALK	EXISTING SIDEWALK
PROPOSED BIKEWAY	EXISTING BIKEWAY
PROPOSED TRAIL	EXISTING TRAIL
PROPOSED FENCE	EXISTING FENCE
PROPOSED UTILITY	EXISTING UTILITY
PROPOSED EROSION CONTROL	EXISTING EROSION CONTROL
PROPOSED LANDSCAPE	EXISTING LANDSCAPE
PROPOSED TREES	EXISTING TREES
PROPOSED PLANTS	EXISTING PLANTS
PROPOSED SOILS	EXISTING SOILS
PROPOSED ROCKS	EXISTING ROCKS
PROPOSED WATER	EXISTING WATER
PROPOSED SEWER	EXISTING SEWER
PROPOSED GAS	EXISTING GAS
PROPOSED ELECTRIC	EXISTING ELECTRIC
PROPOSED TELEPHONE	EXISTING TELEPHONE
PROPOSED CABLE	EXISTING CABLE
PROPOSED FIBER	EXISTING FIBER
PROPOSED RAIL	EXISTING RAIL
PROPOSED AIRPORT	EXISTING AIRPORT
PROPOSED MARINA	EXISTING MARINA
PROPOSED PORT	EXISTING PORT
PROPOSED CANAL	EXISTING CANAL
PROPOSED DAM	EXISTING DAM
PROPOSED BRIDGE	EXISTING BRIDGE
PROPOSED TUNNEL	EXISTING TUNNEL
PROPOSED CAVE	EXISTING CAVE
PROPOSED MOUNTAIN	EXISTING MOUNTAIN
PROPOSED HILL	EXISTING HILL
PROPOSED VALLEY	EXISTING VALLEY
PROPOSED PLAIN	EXISTING PLAIN
PROPOSED DESERT	EXISTING DESERT
PROPOSED TUNDRA	EXISTING TUNDRA
PROPOSED SAVANNAH	EXISTING SAVANNAH
PROPOSED JUNGLE	EXISTING JUNGLE
PROPOSED SWAMP	EXISTING SWAMP
PROPOSED BAY	EXISTING BAY
PROPOSED OCEAN	EXISTING OCEAN
PROPOSED LAKE	EXISTING LAKE
PROPOSED RIVER	EXISTING RIVER
PROPOSED STREAM	EXISTING STREAM
PROPOSED CREEK	EXISTING CREEK
PROPOSED POND	EXISTING POND
PROPOSED WETLAND	EXISTING WETLAND
PROPOSED WOODLAND	EXISTING WOODLAND
PROPOSED FOREST	EXISTING FOREST
PROPOSED PARK	EXISTING PARK
PROPOSED GARDEN	EXISTING GARDEN
PROPOSED YARD	EXISTING YARD
PROPOSED LOT	EXISTING LOT
PROPOSED BLOCK	EXISTING BLOCK
PROPOSED DISTRICT	EXISTING DISTRICT
PROPOSED CITY	EXISTING CITY
PROPOSED COUNTY	EXISTING COUNTY
PROPOSED STATE	EXISTING STATE
PROPOSED COUNTRY	EXISTING COUNTRY
PROPOSED WORLD	EXISTING WORLD



NOTES:
1. ALL DIMENSIONS ARE IN FEET AND INCHES.

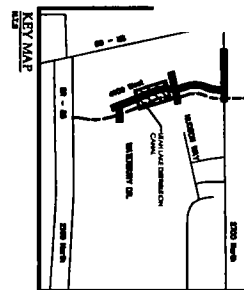
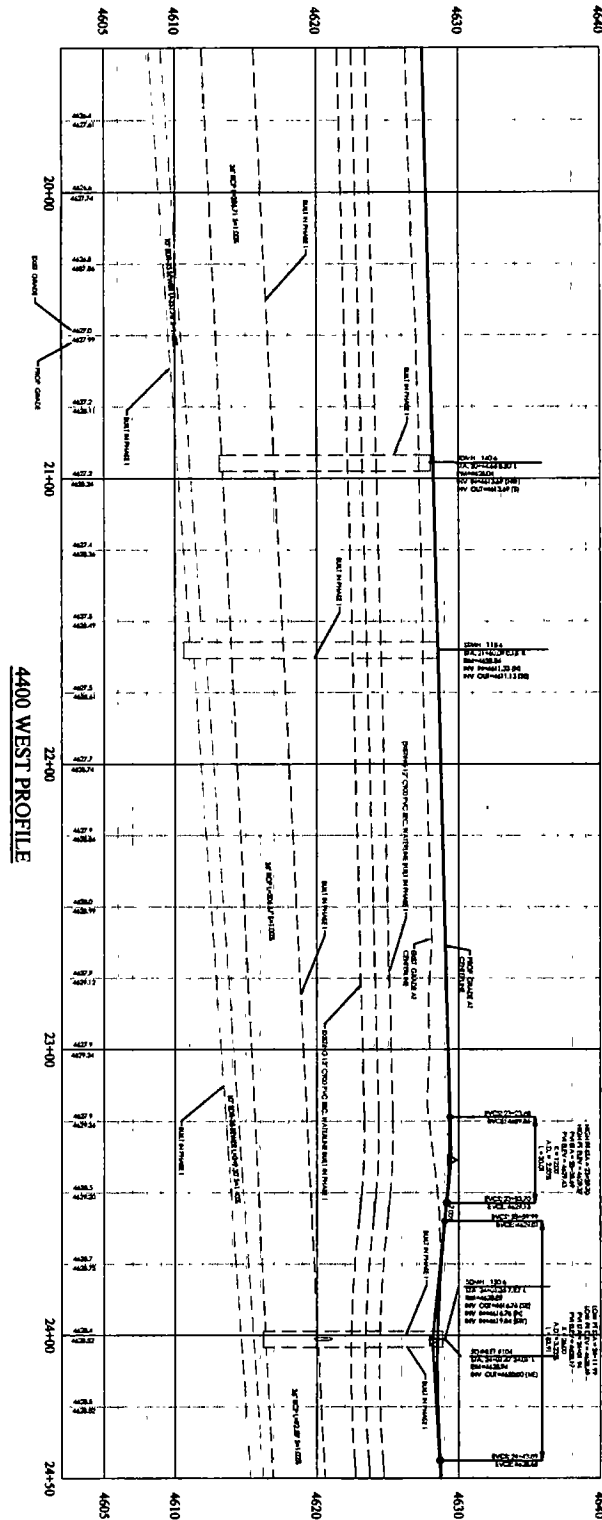
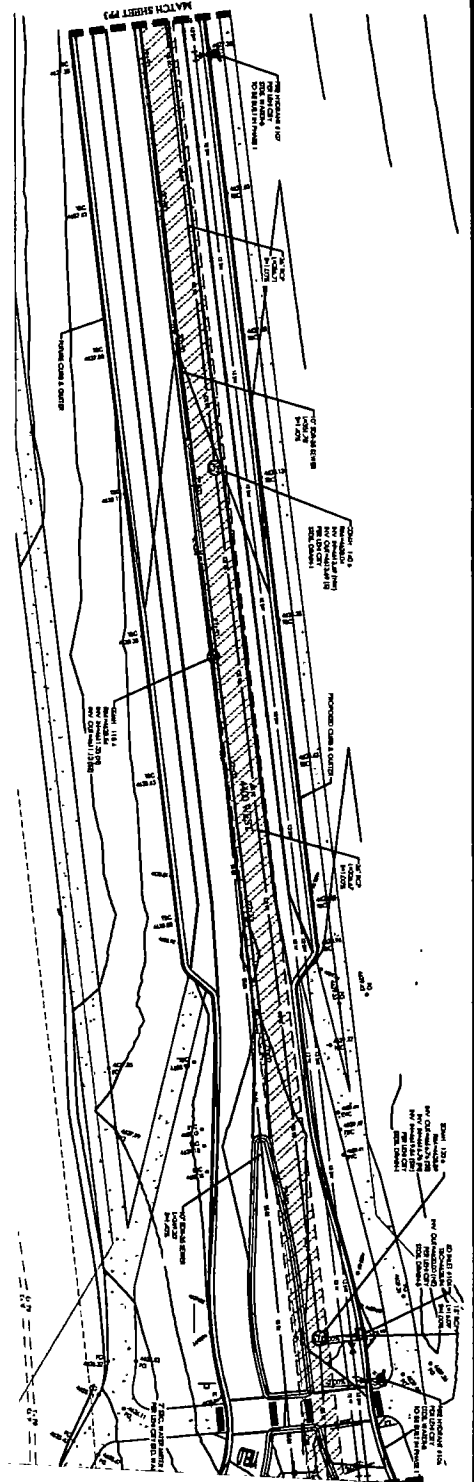


HOLBROOK BACKBONE PLAT G PHASE 2
LEHI, UTAH
4400 WEST PLAN □ PROFILE

DATE	DESCRIPTION
11/11/2023	1. PREPARED FOR THE CITY OF LEHI
11/11/2023	2. PREPARED FOR THE CITY OF LEHI
11/11/2023	3. PREPARED FOR THE CITY OF LEHI
11/11/2023	4. PREPARED FOR THE CITY OF LEHI
11/11/2023	5. PREPARED FOR THE CITY OF LEHI
11/11/2023	6. PREPARED FOR THE CITY OF LEHI
11/11/2023	7. PREPARED FOR THE CITY OF LEHI
11/11/2023	8. PREPARED FOR THE CITY OF LEHI
11/11/2023	9. PREPARED FOR THE CITY OF LEHI
11/11/2023	10. PREPARED FOR THE CITY OF LEHI



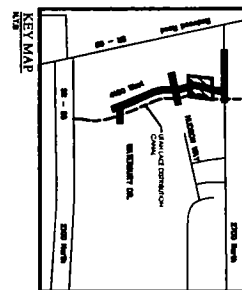
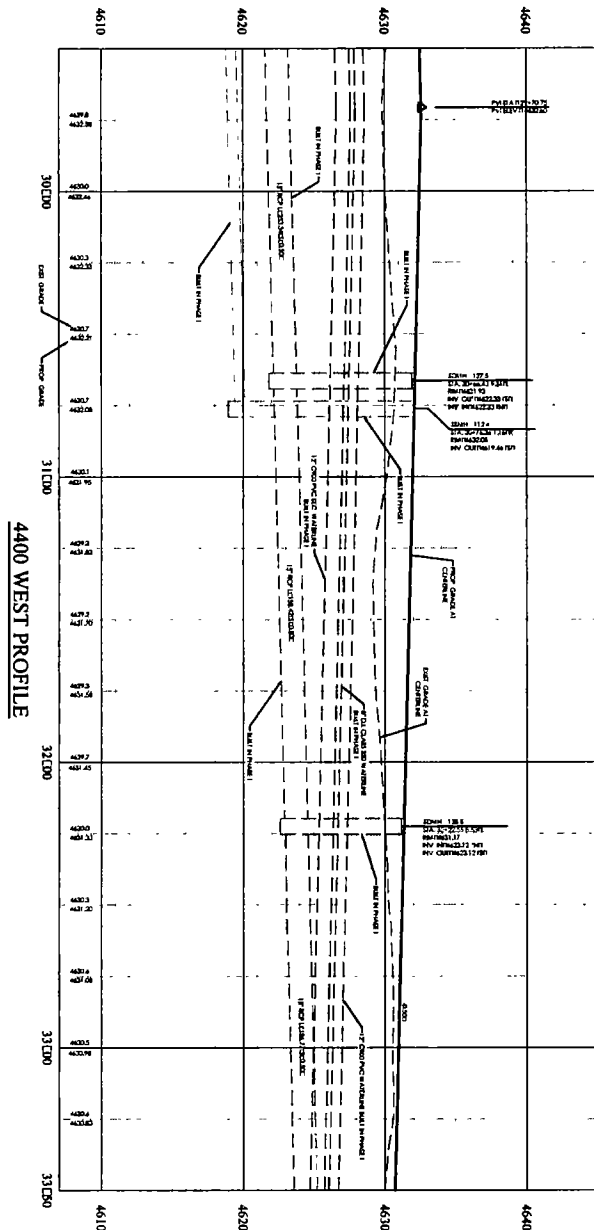
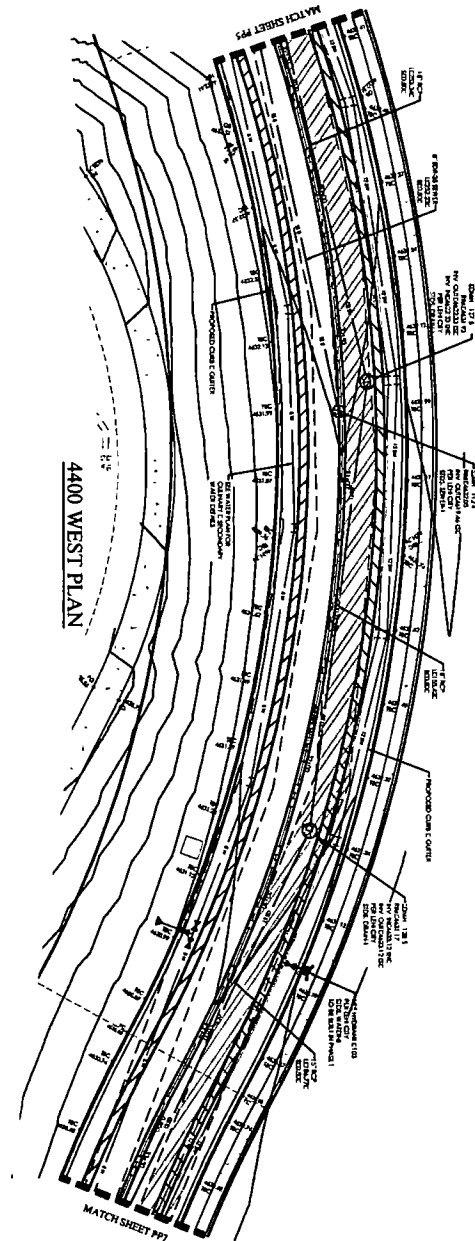
FOCUS
ENGINEERING AND SURVEYING, LLC
6949 S HIGH TECH DRIVE SUITE 200
MIDVALE, UTAH 84047 PH (801) 352-0075
WWW.FOCUS-ENGINEERING.COM

[illegible]

4400 WEST PLAN & PROFILE		REVISION BLOCK	
DATE	BY	#	DESCRIPTION
1-1-52	CHARTER	1	
9-12-53	18-5	2	
		3	
		4	
		5	
		6	
		7	
		8	

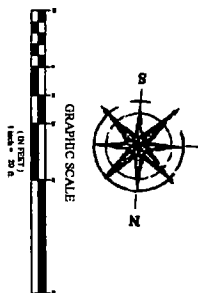
HOLBROOK BACKBONE PLAT G PHASE 2
LEHI, UTAH
4400 WEST PLAN & PROFILE





NOTES.

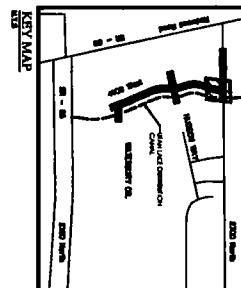
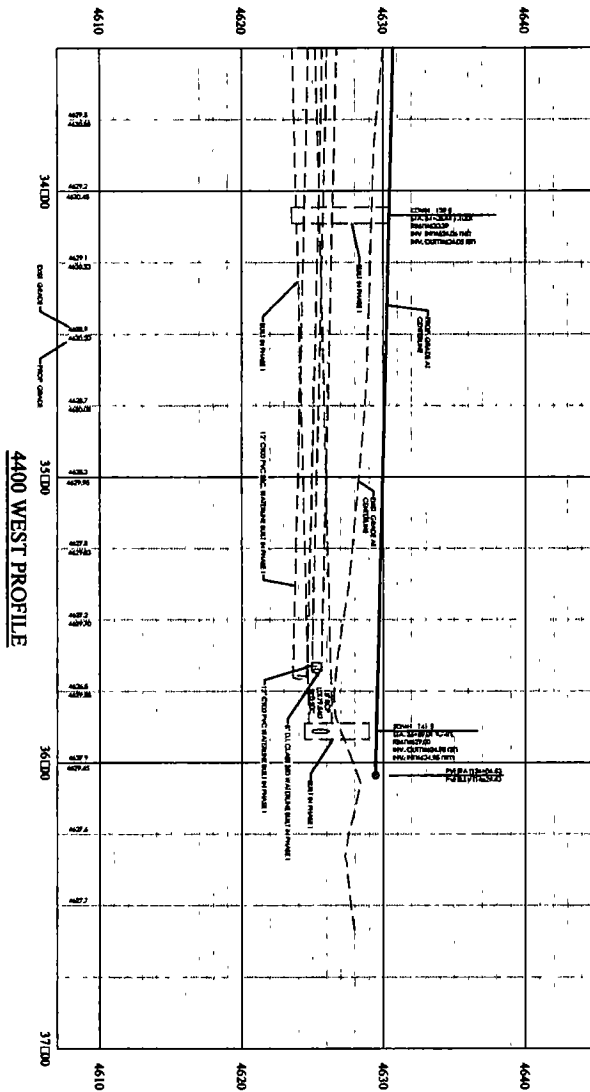
ALL LBN CITY RESIDUES TO BE SAUCED FROM LBN CITY #1 AND ON

[illegible]

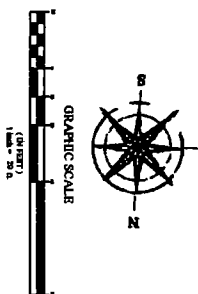
REVISION BLOCK		
#	DATE	DESCRIPTION
1	10/1/2011	10/1/2011
2	10/1/2011	10/1/2011
3	10/1/2011	10/1/2011
4	10/1/2011	10/1/2011
5	10/1/2011	10/1/2011
6	10/1/2011	10/1/2011

HOLBROOK BACKBONE PLAT G PHASE 2
LEHI, UTAH
4400 WEST PLAN □ PROFILE



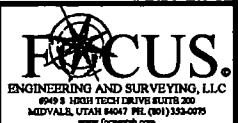


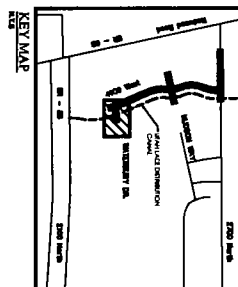
ALL CITY UTILITIES TO BE PAID FOR BY CITY OF ANCHORAGE

[illegible]

REVISION BLOCK		
#	DATE	DESCRIPTION
1	0000	0000
2	0000	0000
3	0000	0000
4	0000	0000
5	0000	0000

HOLBROOK BACKBONE PLAT G PHASE 2
LEHI, UTAH
4400 WEST PLAN □ PROFILE





NOTES:

1. BIDDING FOR NEW HOUSING ON MONROE (NOT CHURCH MONROE)
WILL BE IN THE BIDDING

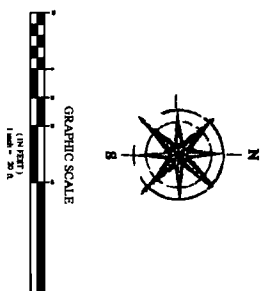
2. ALL NEW CITY BIDDING TO BE HANDLED PER NEW CITY BYLAWS

JV/CDD NOTE

-JV/CDD INSPECTOR TO BE ON-SITE DURING ALL CONSTRUCTION ACTIVITIES WITHIN THE EASEMENT OR PIPELINE 48 HOURS

NOTIFICATION REQUIRED

CONTACT TROY TUCKER AT (801)-557-6776



WATERBURY DRIVE PLAN PROFILE		REVISION BLOCK	
#	DATE	DESCRIPTION	
1			
2			
3			
4			
5			
6			
7			
8			
9			
10			
11			
12			
13			
14			
15			
16			
17			
18			
19			
20			
21			
22			
23			
24			
25			
26			
27			
28			
29			
30			
31			
32			
33			
34			
35			
36			
37			
38			
39			
40			
41			
42			
43			
44			
45			
46			
47			
48			
49			
50			
51			
52			
53			
54			
55			
56			
57			
58			
59			
60			
61			
62			
63			
64			
65			
66			
67			
68			
69			
70			
71			
72			
73			
74			
75			
76			
77			
78			
79			
80			
81			
82			
83			
84			
85			
86			
87			
88			
89			
90			
91			
92			
93			
94			
95			
96			
97			
98			
99			
100			

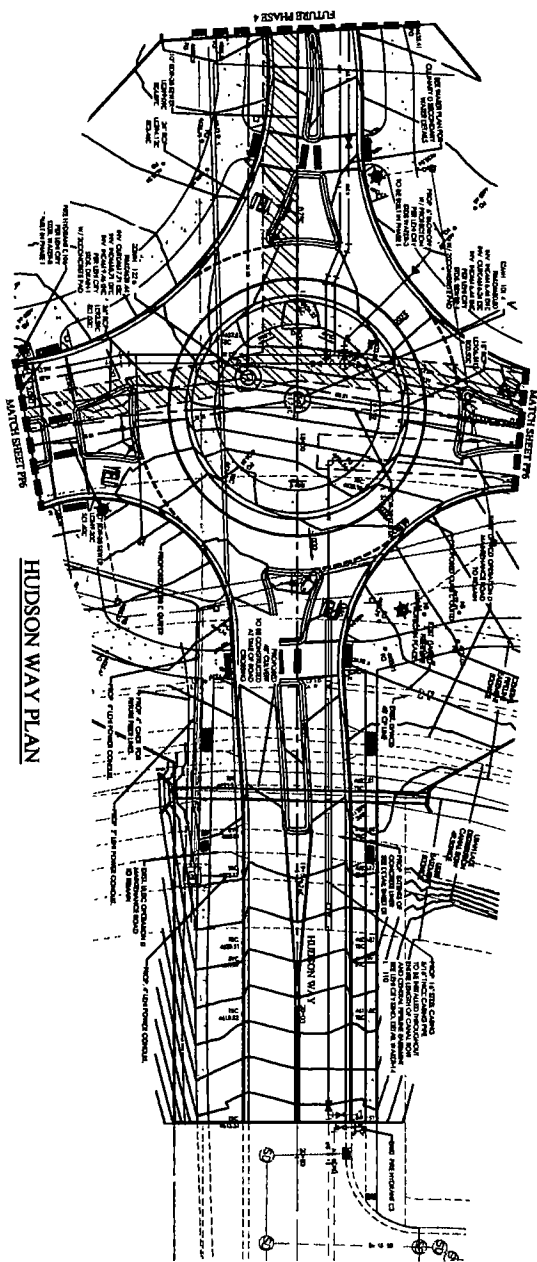
Sheet 1 of 1	Sheet 1 of 1
2/2/23	2/2/23
1000	1000
1000	1000

PP8

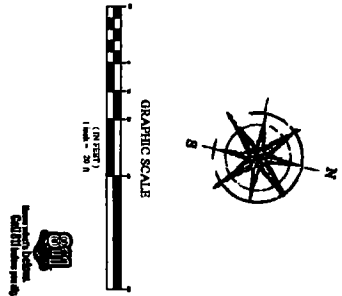
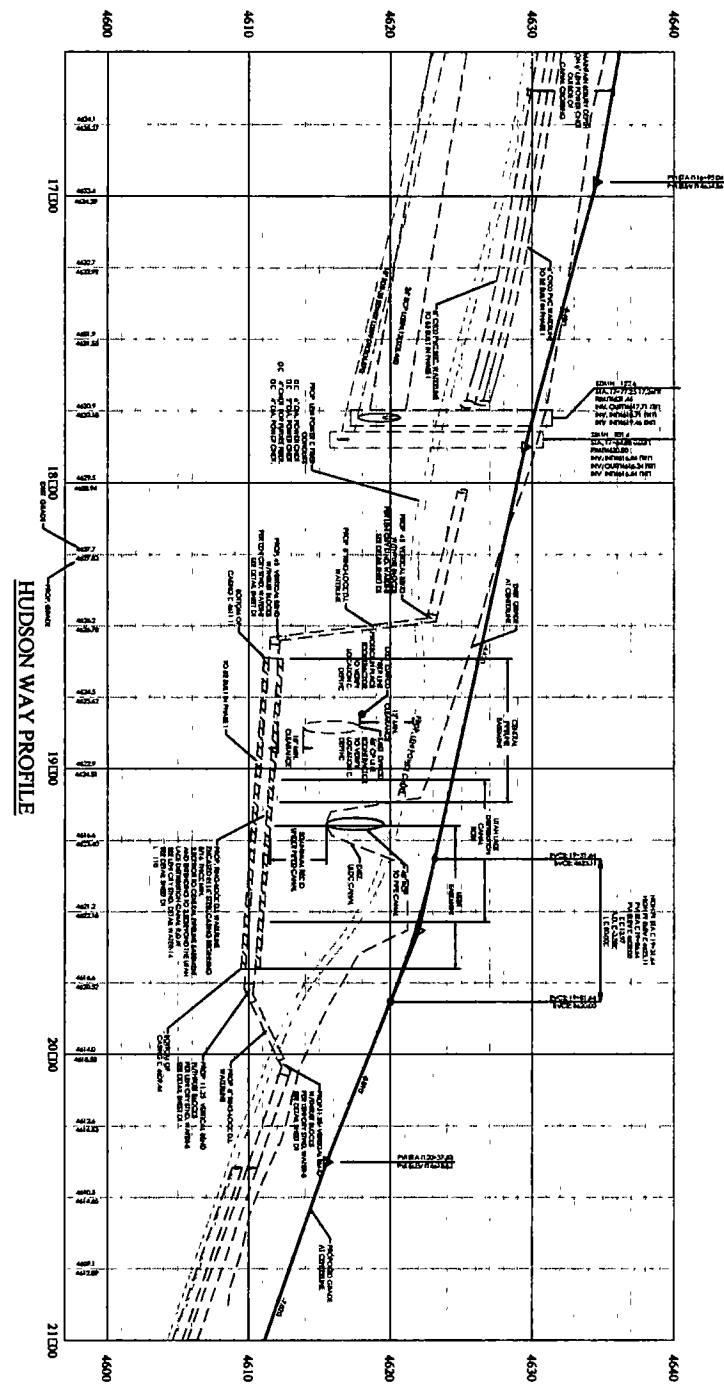
HOLBROOK BACKBONE PLAT G PHASE 2
LEHI, UTAH
WATERBURY DRIVE PLAN □ PROFILE



FOCUS.
ENGINEERING AND SURVEYING, LLC
6949 S HUGH TECH DRIVE SUITE 200
MIDVALE, UTAH 84047 PH (801) 352-0075
www.focusenr.com



ENT 23521:2024 PG 34 of 49

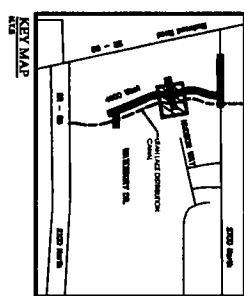


NOTES:

1. ALL DISTANCES TO BE MEASURED IN FEET.
2. ALL DISTANCES TO BE MEASURED IN METERS.
3. ALL DISTANCES TO BE MEASURED IN KILOMETERS.

JV/CD NOTE:

JV/CD INSPECTOR TO BE ON-SITE DURING ALL CONSTRUCTION ACTIVITIES WITHIN THE EASEMENT OR PIPELINE 48 HOURS NOTIFICATION REQUIRED. CONTACT TROY TUCKER AT (801) 557-6776



LEGEND

SYMBOL	DESCRIPTION
[Symbol]	EXISTING ROAD
[Symbol]	PROPOSED ROAD
[Symbol]	EXISTING EASEMENT
[Symbol]	PROPOSED EASEMENT
[Symbol]	EXISTING UTILITY
[Symbol]	PROPOSED UTILITY
[Symbol]	EXISTING STRUCTURE
[Symbol]	PROPOSED STRUCTURE
[Symbol]	EXISTING FENCE
[Symbol]	PROPOSED FENCE
[Symbol]	EXISTING TREES
[Symbol]	PROPOSED TREES
[Symbol]	EXISTING LANDSCAPE
[Symbol]	PROPOSED LANDSCAPE
[Symbol]	EXISTING SOILS
[Symbol]	PROPOSED SOILS
[Symbol]	EXISTING VEGETATION
[Symbol]	PROPOSED VEGETATION
[Symbol]	EXISTING WATER
[Symbol]	PROPOSED WATER
[Symbol]	EXISTING AIR
[Symbol]	PROPOSED AIR
[Symbol]	EXISTING LIGHT
[Symbol]	PROPOSED LIGHT
[Symbol]	EXISTING SOUND
[Symbol]	PROPOSED SOUND
[Symbol]	EXISTING VIBRATION
[Symbol]	PROPOSED VIBRATION
[Symbol]	EXISTING CLIMATE
[Symbol]	PROPOSED CLIMATE
[Symbol]	EXISTING BIODIVERSITY
[Symbol]	PROPOSED BIODIVERSITY
[Symbol]	EXISTING CULTURAL
[Symbol]	PROPOSED CULTURAL
[Symbol]	EXISTING HISTORIC
[Symbol]	PROPOSED HISTORIC
[Symbol]	EXISTING SCIENTIFIC
[Symbol]	PROPOSED SCIENTIFIC
[Symbol]	EXISTING MEDICAL
[Symbol]	PROPOSED MEDICAL
[Symbol]	EXISTING EDUCATIONAL
[Symbol]	PROPOSED EDUCATIONAL
[Symbol]	EXISTING RECREATIONAL
[Symbol]	PROPOSED RECREATIONAL
[Symbol]	EXISTING RELIGIOUS
[Symbol]	PROPOSED RELIGIOUS
[Symbol]	EXISTING COMMERCIAL
[Symbol]	PROPOSED COMMERCIAL
[Symbol]	EXISTING RESIDENTIAL
[Symbol]	PROPOSED RESIDENTIAL
[Symbol]	EXISTING INDUSTRIAL
[Symbol]	PROPOSED INDUSTRIAL
[Symbol]	EXISTING AGRICULTURAL
[Symbol]	PROPOSED AGRICULTURAL
[Symbol]	EXISTING FOREST
[Symbol]	PROPOSED FOREST
[Symbol]	EXISTING WETLANDS
[Symbol]	PROPOSED WETLANDS
[Symbol]	EXISTING RIVERS
[Symbol]	PROPOSED RIVERS
[Symbol]	EXISTING LAKES
[Symbol]	PROPOSED LAKES
[Symbol]	EXISTING OCEANS
[Symbol]	PROPOSED OCEANS
[Symbol]	EXISTING MOUNTAINS
[Symbol]	PROPOSED MOUNTAINS
[Symbol]	EXISTING HILLS
[Symbol]	PROPOSED HILLS
[Symbol]	EXISTING VALLEYS
[Symbol]	PROPOSED VALLEYS
[Symbol]	EXISTING PLAINS
[Symbol]	PROPOSED PLAINS
[Symbol]	EXISTING DESERTS
[Symbol]	PROPOSED DESERTS
[Symbol]	EXISTING TUNDRA
[Symbol]	PROPOSED TUNDRA
[Symbol]	EXISTING SAVANNAH
[Symbol]	PROPOSED SAVANNAH
[Symbol]	EXISTING STEPPES
[Symbol]	PROPOSED STEPPES
[Symbol]	EXISTING PRAIRIES
[Symbol]	PROPOSED PRAIRIES
[Symbol]	EXISTING MOUNTAINS
[Symbol]	PROPOSED MOUNTAINS
[Symbol]	EXISTING HILLS
[Symbol]	PROPOSED HILLS
[Symbol]	EXISTING VALLEYS
[Symbol]	PROPOSED VALLEYS
[Symbol]	EXISTING PLAINS
[Symbol]	PROPOSED PLAINS
[Symbol]	EXISTING DESERTS
[Symbol]	PROPOSED DESERTS
[Symbol]	EXISTING TUNDRA
[Symbol]	PROPOSED TUNDRA
[Symbol]	EXISTING SAVANNAH
[Symbol]	PROPOSED SAVANNAH
[Symbol]	EXISTING STEPPES
[Symbol]	PROPOSED STEPPES
[Symbol]	EXISTING PRAIRIES
[Symbol]	PROPOSED PRAIRIES

REVISION BLOCK

NO.	DATE	DESCRIPTION
1	01/15/2024	ISSUED FOR PERMIT
2	02/15/2024	REVISED FOR COMMENTS
3	03/15/2024	REVISED FOR COMMENTS
4	04/15/2024	REVISED FOR COMMENTS
5	05/15/2024	REVISED FOR COMMENTS
6	06/15/2024	REVISED FOR COMMENTS
7	07/15/2024	REVISED FOR COMMENTS
8	08/15/2024	REVISED FOR COMMENTS
9	09/15/2024	REVISED FOR COMMENTS
10	10/15/2024	REVISED FOR COMMENTS
11	11/15/2024	REVISED FOR COMMENTS
12	12/15/2024	REVISED FOR COMMENTS

HUDSON WAY PLAN D PROFILE

PP9

HOLBROOK BACKBONE PLAT G PHASE 2

LEHI, UTAH

HUDSON WAY PLAN □ PROFILE



FOCUS

ENGINEERING AND SURVEYING, LLC

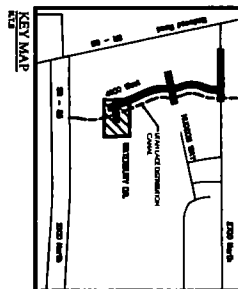
6949 N HIGH TECH DRIVE SUITE 200

MIDVALE, UTAH 84047 PH (801) 552-0875

WWW.FOCUSUTAH.COM



ALL THE CITY BUILDERS TO BE BUILT THE NEW CITY BUILDERS

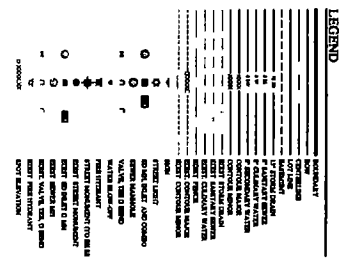
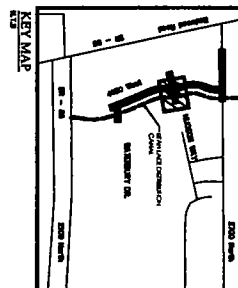
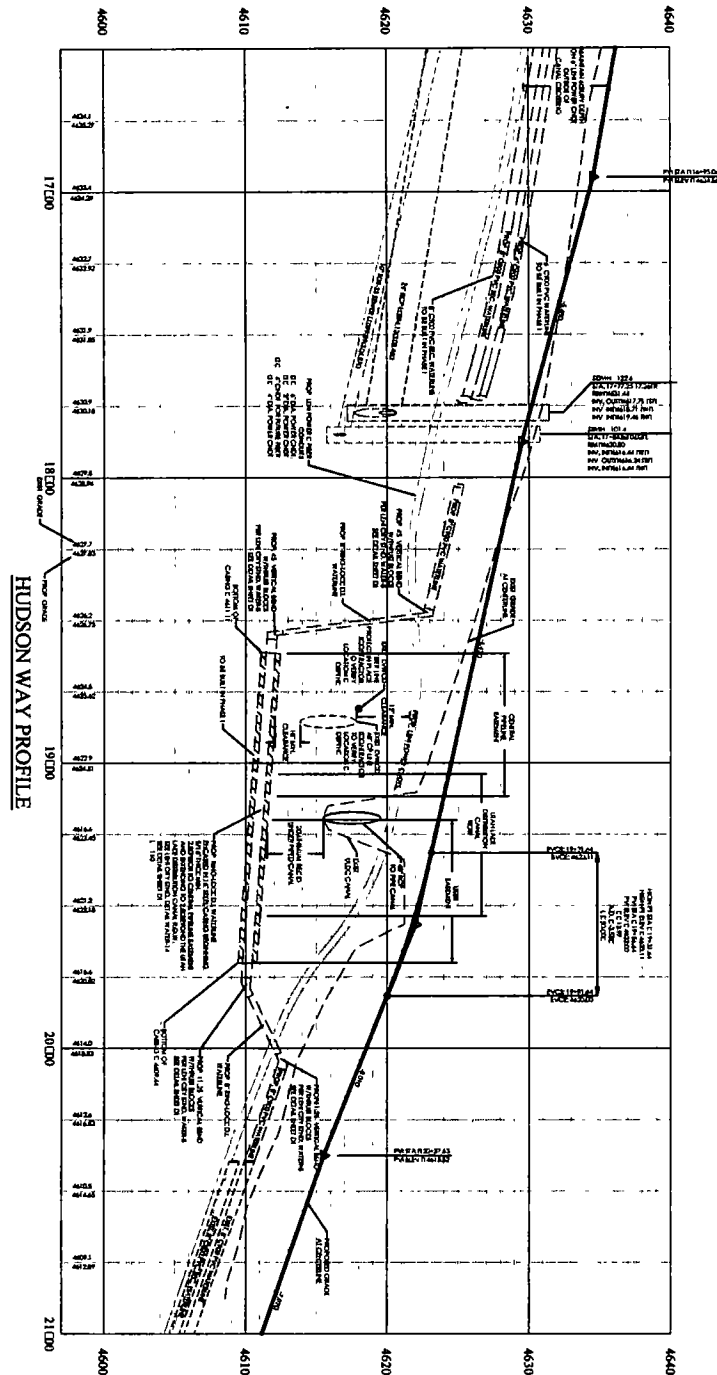
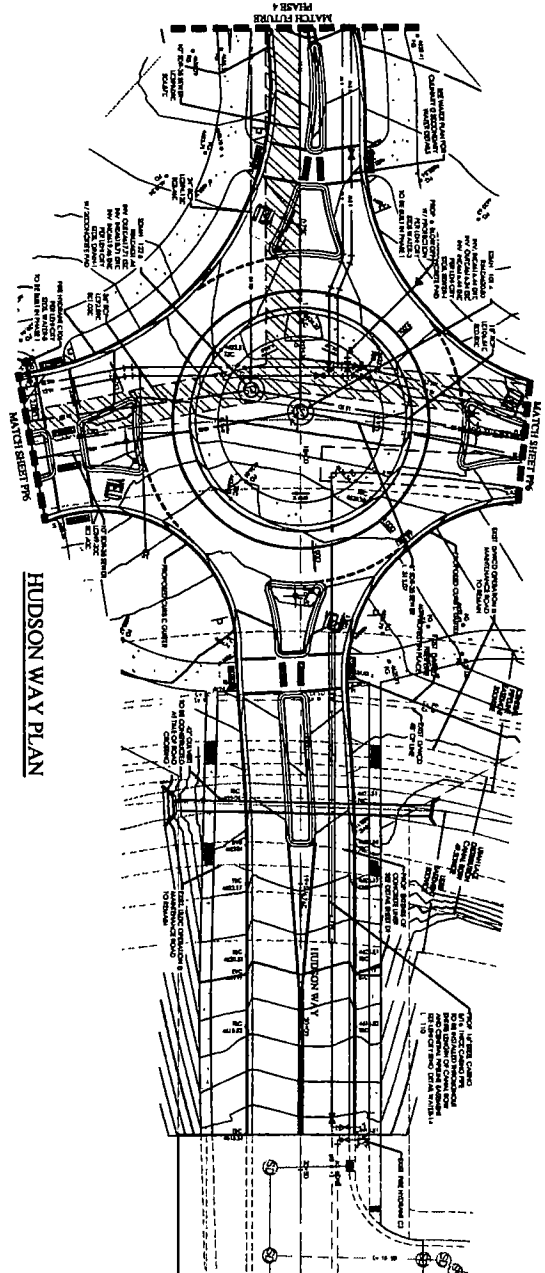
[illegible]

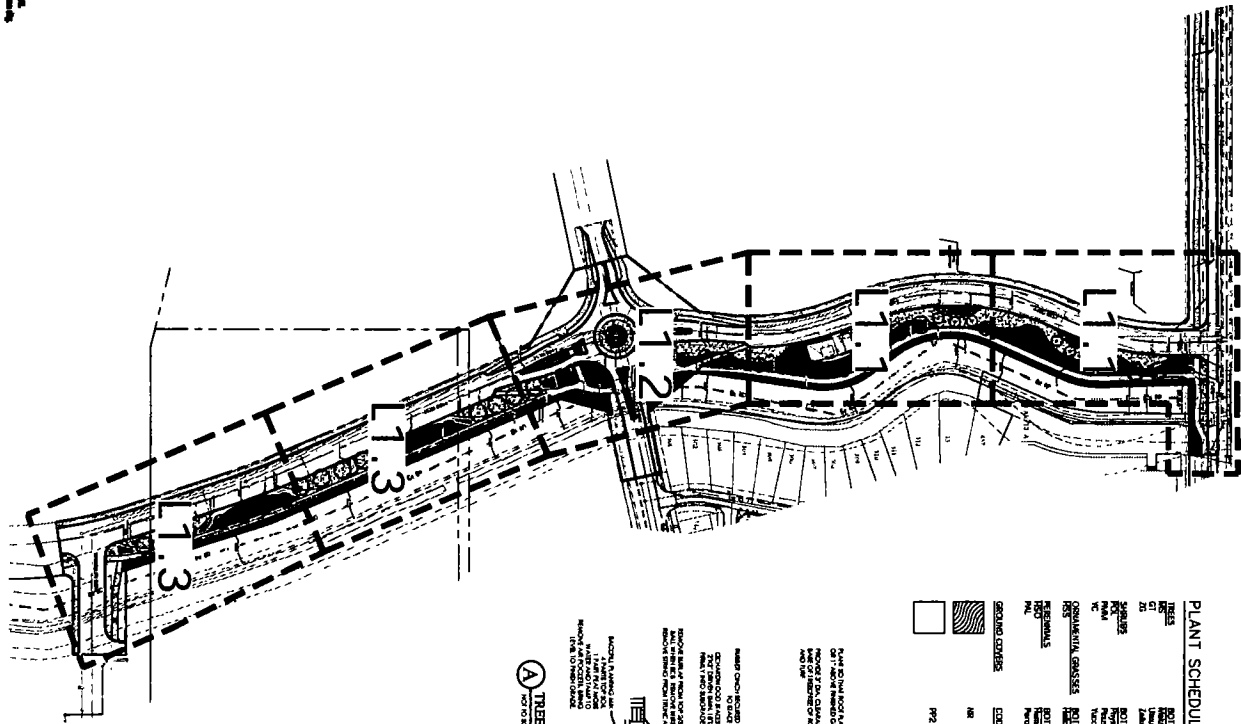
WATERBURY DRIVE PLAN PROFILE		REVISION BLOCK	
1	DATE	1	DESCRIPTION
2		2	
3		3	
4		4	
5		5	

HOLBROOK BACKBONE PLAT G PHASE 2
LEHI, UTAH
WATERBURY DRIVE PLAN □ PROFILE



**FOCUS.**
ENGINEERING AND SURVEYING, LLC
6049 S HIGH TECH DRIVE SUITE 300
MIDVALE, UTAH 84047 PH (801) 353-0075
www.focuseng.com

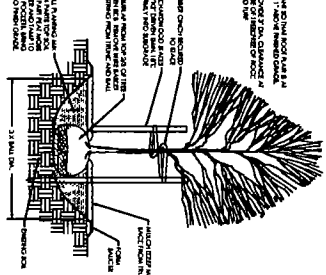




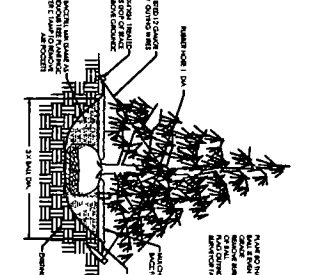
PLANT SCHEDULE

PLANT CODE	PLANT NAME	PLANT SIZE	PLANT QUANTITY	PLANT NOTES
1	ARIZONA SAGE	1.5' x 1.5'	10	PLANT IN 10' x 10' GRID
2	ARIZONA SAGE	1.5' x 1.5'	10	PLANT IN 10' x 10' GRID
3	ARIZONA SAGE	1.5' x 1.5'	10	PLANT IN 10' x 10' GRID
4	ARIZONA SAGE	1.5' x 1.5'	10	PLANT IN 10' x 10' GRID
5	ARIZONA SAGE	1.5' x 1.5'	10	PLANT IN 10' x 10' GRID
6	ARIZONA SAGE	1.5' x 1.5'	10	PLANT IN 10' x 10' GRID
7	ARIZONA SAGE	1.5' x 1.5'	10	PLANT IN 10' x 10' GRID
8	ARIZONA SAGE	1.5' x 1.5'	10	PLANT IN 10' x 10' GRID
9	ARIZONA SAGE	1.5' x 1.5'	10	PLANT IN 10' x 10' GRID
10	ARIZONA SAGE	1.5' x 1.5'	10	PLANT IN 10' x 10' GRID

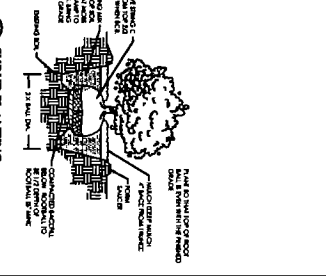
A TREE PLANTING & STAKING



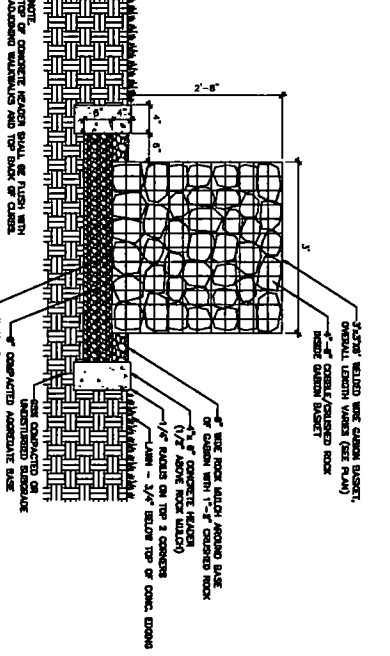
B EVERGREEN PLANTING & GUYING



C SHRUB PLANTING



D GABION BASKET



LANDSCAPE NOTES

1. ALL PLANTINGS SHALL BE INSTALLED WITHIN THE SPECIFIED AREAS.
2. PLANTINGS SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING SPECIFICATIONS:
3. PLANTINGS SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING SPECIFICATIONS:
4. PLANTINGS SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING SPECIFICATIONS:
5. PLANTINGS SHALL BE INSTALLED IN ACCORDANCE WITH THE FOLLOWING SPECIFICATIONS:

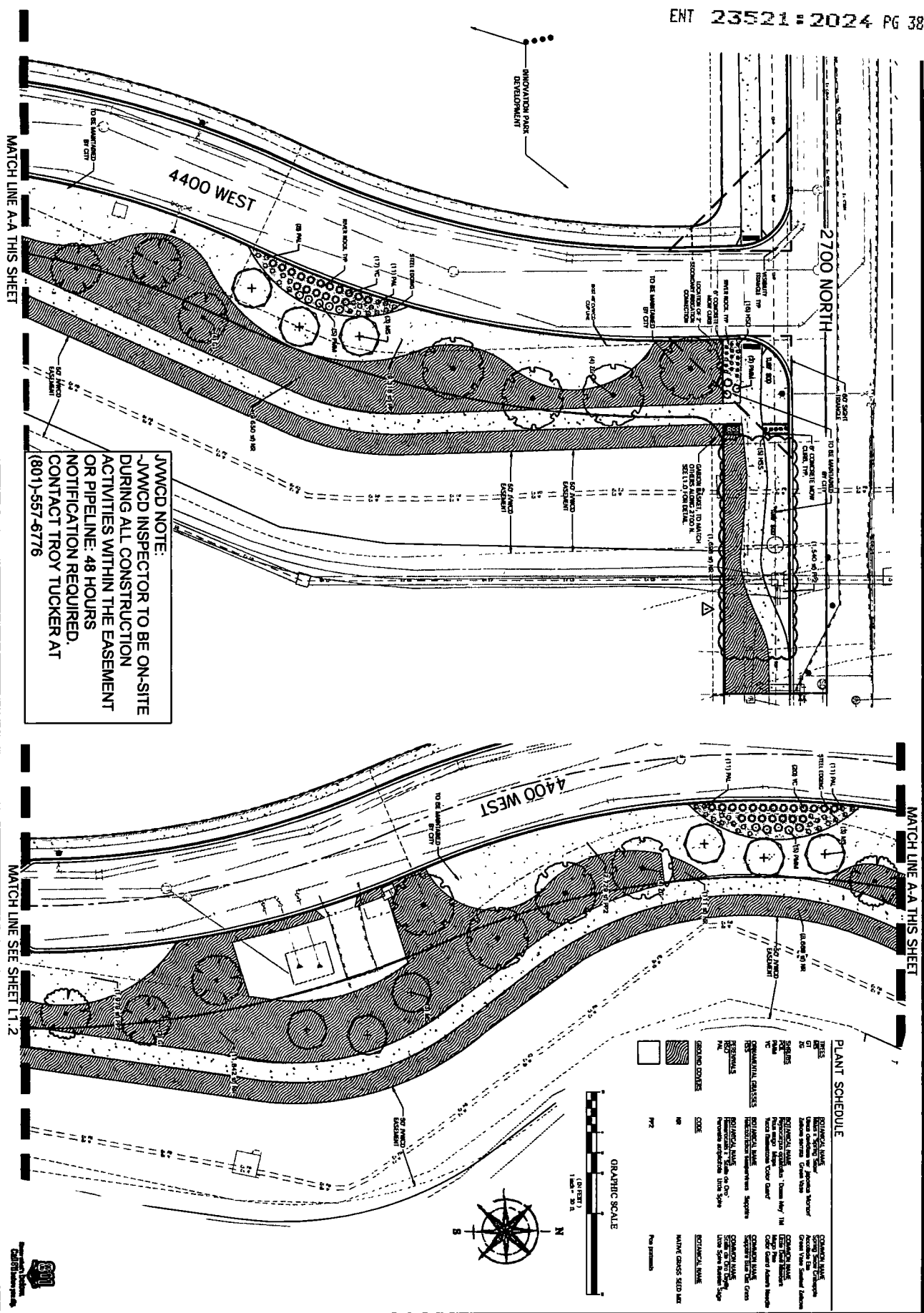


REVISION	DATE	DESCRIPTION
1	10/1/2024	OVERALL LANDSCAPE PLAN
2	10/1/2024	OVERALL LANDSCAPE PLAN
3	10/1/2024	OVERALL LANDSCAPE PLAN
4	10/1/2024	OVERALL LANDSCAPE PLAN
5	10/1/2024	OVERALL LANDSCAPE PLAN

HOLBROOK BACKBONE PLAT G PHASE 2
LEHI, UTAH
OVERALL LANDSCAPE PLAN

FOR REVIEW ONLY





Sheet	1 - 29	Drawn	ERT/MS
Date	04/06/03	Job	18-0003

REVISION BLOCK		
#	DATE	DESCRIPTION
1	01/11/03	LANDSCAPE REVISIONS PER PWD SUBMITT
2	---	---
3	---	---
4	---	----
5	---	---
6	---	---

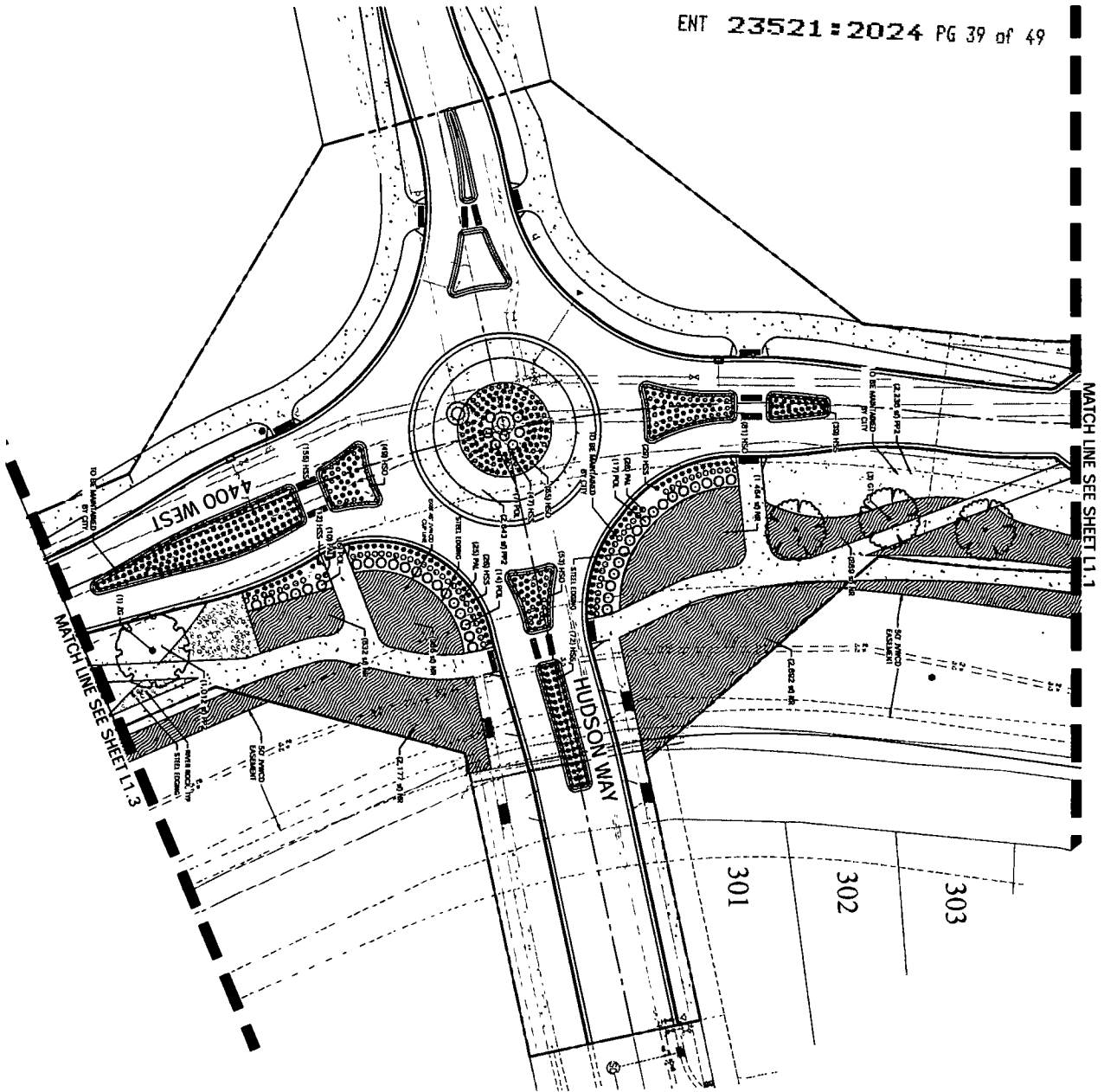
LANDSCAPE
PLAN

L11

HOLBROOK BACKBONE PLAT G PHASE 2
LEHI, UTAH
LANDSCAPE PLAN

FOR REVIEW
ONLY

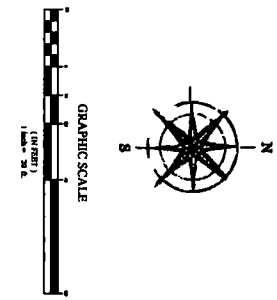
 **FOCUS.**
ENGINEERING AND SURVEYING, LLC
6949 S HIGH TECH DRIVE SUITE 200
MIDVALE, UTAH 84047 PH: (801) 352-0075
www.focusutah.com



JVMCD INSPECTOR TO BE ON-SITE DURING ALL CONSTRUCTION ACTIVITIES WITHIN THE EASEMENT OR PIPELINE. 48 HOURS NOTIFICATION REQUIRED. CONTACT TROY TUCKER AT (801)-557-6776

PLANT SCHEDULE

PLANT	QUANTITY	PLANT NAME	PLANT CODE
GRASS	100	GRASS	GR
SHRUB	50	SHRUB	SH
TREE	20	TREE	TR
...	...	...	...

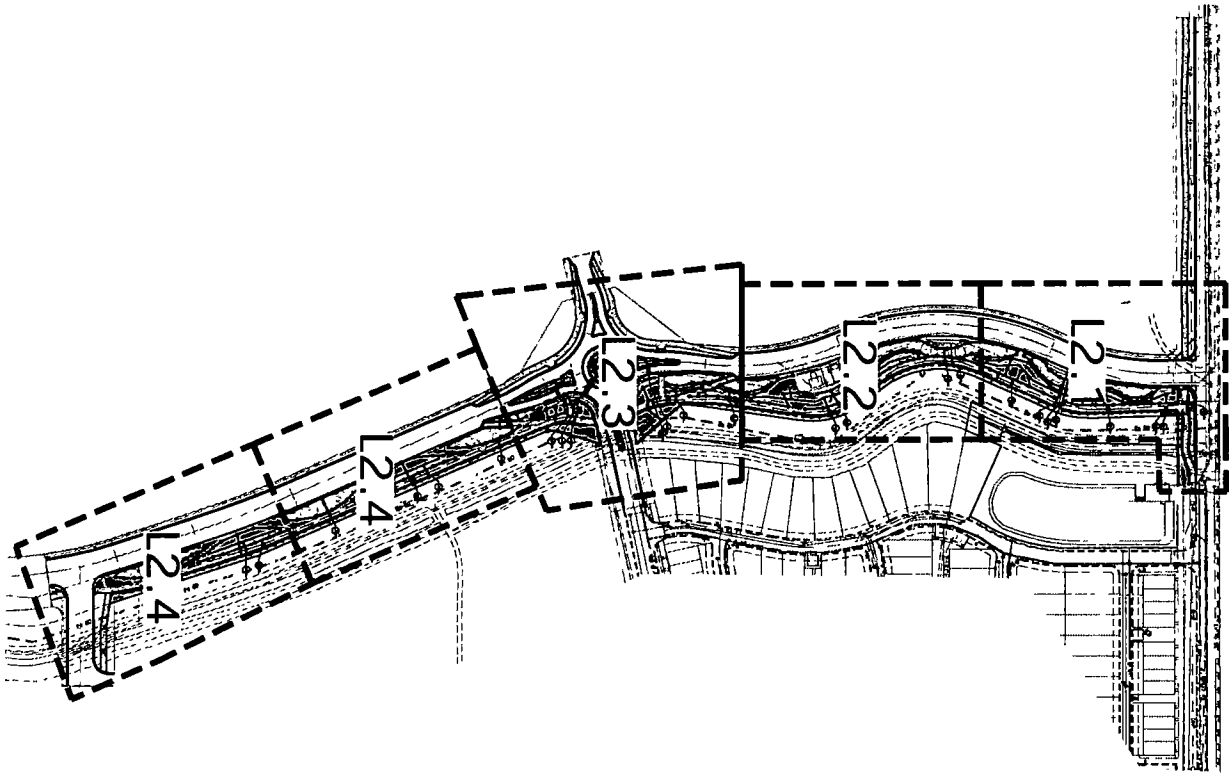


**HOLBROOK BACKBONE PLAT G PHASE 2
LEHI, UTAH
LANDSCAPE PLAN**

FOR REVIEW ONLY



REVISION BLOCK	DATE	DESCRIPTION
1	08/11/23	LANDSCAPE REVISION JVWCD REQUEST
2		
3		
4		
5		

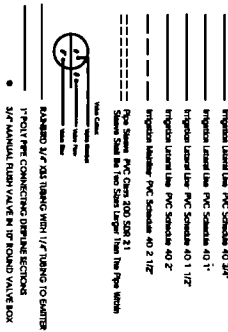


IRRIGATION NOTES

1. IRRIGATION SHALL BE BASED UPON AN AVAILABLE STATIC PRESSURE OF 40 PSI MINIMUM. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL DETERMINE THE STATIC WATER PRESSURE AND THE SIZE OF THE PIPE TO BE USED.
2. COORDINATE AND LOCATE ALL DRAINING UTILITIES ON THE SITE PRIOR TO EXCAVATION.
3. THE TYPE OF EXCAVATION, SOME EQUIPMENT MAY BE SHOWN IN PLANS AND BIDDING.
4. ALL EXCAVATIONS SHALL BE BACKFILLED WITH A FILL MATERIAL COMPACTED TO 95% OF THE MAXIMUM DENSITY.
5. ALL EXCAVATIONS SHALL BE BACKFILLED WITH A FILL MATERIAL COMPACTED TO 95% OF THE MAXIMUM DENSITY.
6. ALL EXCAVATIONS SHALL BE BACKFILLED WITH A FILL MATERIAL COMPACTED TO 95% OF THE MAXIMUM DENSITY.
7. ALL EXCAVATIONS SHALL BE BACKFILLED WITH A FILL MATERIAL COMPACTED TO 95% OF THE MAXIMUM DENSITY.
8. ALL EXCAVATIONS SHALL BE BACKFILLED WITH A FILL MATERIAL COMPACTED TO 95% OF THE MAXIMUM DENSITY.
9. ALL EXCAVATIONS SHALL BE BACKFILLED WITH A FILL MATERIAL COMPACTED TO 95% OF THE MAXIMUM DENSITY.
10. ALL EXCAVATIONS SHALL BE BACKFILLED WITH A FILL MATERIAL COMPACTED TO 95% OF THE MAXIMUM DENSITY.
11. ALL EXCAVATIONS SHALL BE BACKFILLED WITH A FILL MATERIAL COMPACTED TO 95% OF THE MAXIMUM DENSITY.
12. ALL EXCAVATIONS SHALL BE BACKFILLED WITH A FILL MATERIAL COMPACTED TO 95% OF THE MAXIMUM DENSITY.

TOTAL IRRIGABLE AREA

ITEM	AMOUNT
1. IRRIGABLE AREA	99,914.27
2. IRRIGABLE AREA	41,911.12



1" NPT FPM CONNECTING DISPARATE SECTIONS
3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX

IRRIGATION SCHEDULE

ITEM	DESCRIPTION	QTY
1	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
2	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
3	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
4	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
5	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
6	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
7	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
8	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
9	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
10	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
11	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
12	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
13	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
14	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
15	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
16	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
17	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
18	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
19	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
20	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
21	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
22	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
23	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
24	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
25	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
26	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
27	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
28	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
29	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
30	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
31	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
32	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
33	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
34	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
35	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
36	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
37	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
38	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
39	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
40	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
41	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
42	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
43	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
44	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
45	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
46	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
47	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
48	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
49	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
50	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
51	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
52	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
53	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
54	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
55	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
56	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
57	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
58	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
59	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
60	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
61	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
62	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
63	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
64	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
65	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
66	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
67	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
68	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
69	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
70	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
71	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
72	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
73	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
74	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
75	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
76	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
77	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
78	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
79	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
80	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
81	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
82	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
83	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
84	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
85	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
86	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
87	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
88	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
89	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
90	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
91	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
92	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
93	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
94	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
95	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
96	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
97	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
98	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1
99	1" NPT FPM CONNECTING DISPARATE SECTIONS	1
100	3/4" MINIMUM TURN VALVE IN 1" ROUND VALVE BOX	1

HOLBROOK BACKBONE PLAT G PHASE 2 LEHI, UTAH OVERALL IRRIGATION PLAN

FOR
REVIEW
ONLY

FOCUS
ENGINEERING AND SURVEYING, LLC
6049 S 1000 E, SUITE 200
MIDVALE, UT 84047
801.355.0075
www.focusllc.com

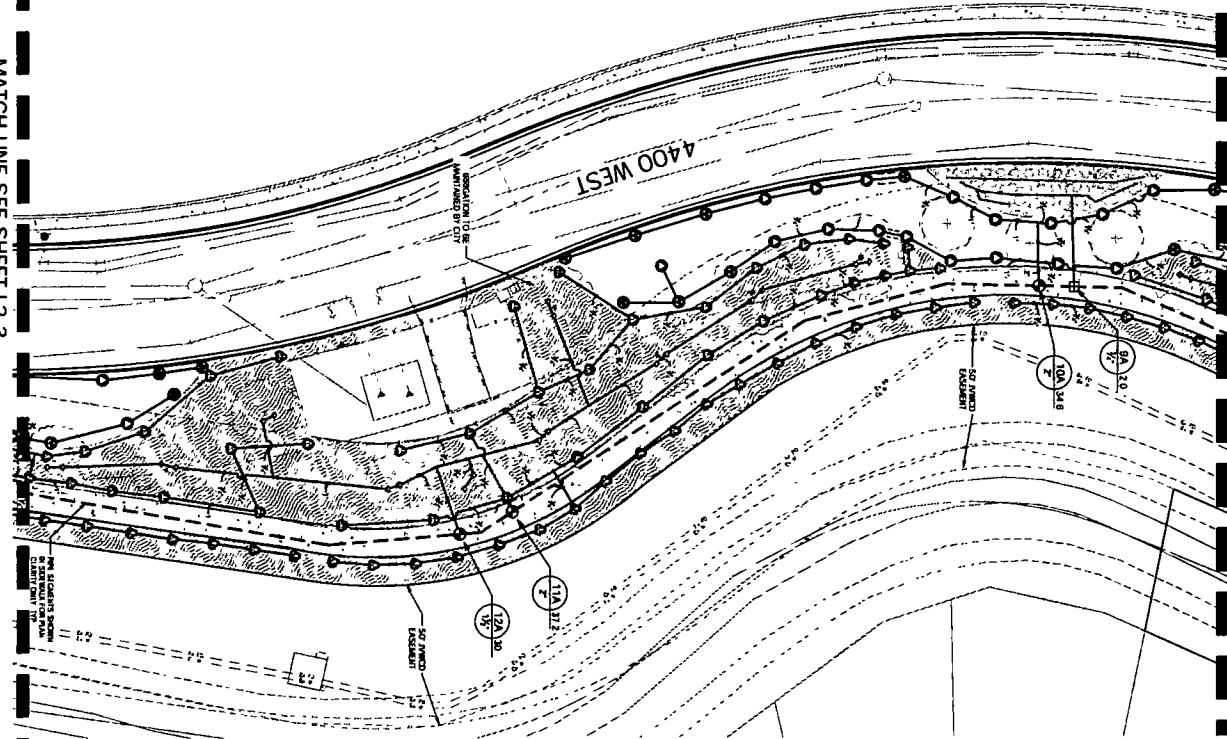
REVISION	DATE	BY	CHKD	APPD
1	11/11/2023	1	1	1
2	11/11/2023	1	1	1
3	11/11/2023	1	1	1
4	11/11/2023	1	1	1
5	11/11/2023	1	1	1
6	11/11/2023	1	1	1
7	11/11/2023	1	1	1
8	11/11/2023	1	1	1
9	11/11/2023	1	1	1
10	11/11/2023	1	1	1

12.0

**FOCUS.**
ENGINEERING AND SURVEYING, LLC
6949 S. HIGH TECH DRIVE SUITE 300
MIDVALE, UTAH 84047 PH: (801) 352-6073
www.focusutah.com

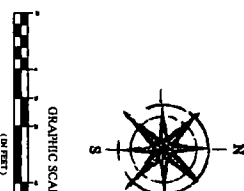
MATCH LINE SEE SHEET 12.3

MATCH LINE SEE SHEET 12.1

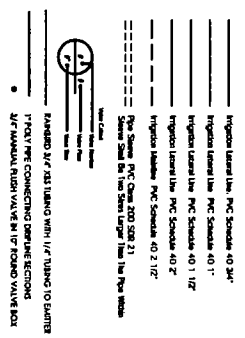


IRRIGATION SCHEDULE

SYMBOL	NAME AND EASEMENT DESCRIPTION
10A	10' JMWCD EASEMENT
11A	11' JMWCD EASEMENT
12A	12' JMWCD EASEMENT
13A	13' JMWCD EASEMENT
14A	14' JMWCD EASEMENT
15A	15' JMWCD EASEMENT
16A	16' JMWCD EASEMENT
17A	17' JMWCD EASEMENT
18A	18' JMWCD EASEMENT
19A	19' JMWCD EASEMENT
20A	20' JMWCD EASEMENT
21A	21' JMWCD EASEMENT
22A	22' JMWCD EASEMENT
23A	23' JMWCD EASEMENT
24A	24' JMWCD EASEMENT
25A	25' JMWCD EASEMENT
26A	26' JMWCD EASEMENT
27A	27' JMWCD EASEMENT
28A	28' JMWCD EASEMENT
29A	29' JMWCD EASEMENT
30A	30' JMWCD EASEMENT
31A	31' JMWCD EASEMENT
32A	32' JMWCD EASEMENT
33A	33' JMWCD EASEMENT
34A	34' JMWCD EASEMENT
35A	35' JMWCD EASEMENT
36A	36' JMWCD EASEMENT
37A	37' JMWCD EASEMENT
38A	38' JMWCD EASEMENT
39A	39' JMWCD EASEMENT
40A	40' JMWCD EASEMENT
41A	41' JMWCD EASEMENT
42A	42' JMWCD EASEMENT
43A	43' JMWCD EASEMENT
44A	44' JMWCD EASEMENT
45A	45' JMWCD EASEMENT
46A	46' JMWCD EASEMENT
47A	47' JMWCD EASEMENT
48A	48' JMWCD EASEMENT
49A	49' JMWCD EASEMENT
50A	50' JMWCD EASEMENT
51A	51' JMWCD EASEMENT
52A	52' JMWCD EASEMENT
53A	53' JMWCD EASEMENT
54A	54' JMWCD EASEMENT
55A	55' JMWCD EASEMENT
56A	56' JMWCD EASEMENT
57A	57' JMWCD EASEMENT
58A	58' JMWCD EASEMENT
59A	59' JMWCD EASEMENT
60A	60' JMWCD EASEMENT
61A	61' JMWCD EASEMENT
62A	62' JMWCD EASEMENT
63A	63' JMWCD EASEMENT
64A	64' JMWCD EASEMENT
65A	65' JMWCD EASEMENT
66A	66' JMWCD EASEMENT
67A	67' JMWCD EASEMENT
68A	68' JMWCD EASEMENT
69A	69' JMWCD EASEMENT
70A	70' JMWCD EASEMENT
71A	71' JMWCD EASEMENT
72A	72' JMWCD EASEMENT
73A	73' JMWCD EASEMENT
74A	74' JMWCD EASEMENT
75A	75' JMWCD EASEMENT
76A	76' JMWCD EASEMENT
77A	77' JMWCD EASEMENT
78A	78' JMWCD EASEMENT
79A	79' JMWCD EASEMENT
80A	80' JMWCD EASEMENT
81A	81' JMWCD EASEMENT
82A	82' JMWCD EASEMENT
83A	83' JMWCD EASEMENT
84A	84' JMWCD EASEMENT
85A	85' JMWCD EASEMENT
86A	86' JMWCD EASEMENT
87A	87' JMWCD EASEMENT
88A	88' JMWCD EASEMENT
89A	89' JMWCD EASEMENT
90A	90' JMWCD EASEMENT
91A	91' JMWCD EASEMENT
92A	92' JMWCD EASEMENT
93A	93' JMWCD EASEMENT
94A	94' JMWCD EASEMENT
95A	95' JMWCD EASEMENT
96A	96' JMWCD EASEMENT
97A	97' JMWCD EASEMENT
98A	98' JMWCD EASEMENT
99A	99' JMWCD EASEMENT
100A	100' JMWCD EASEMENT



JMWCD NOTE:
JMWCD INSPECTOR TO BE ON-SITE DURING ALL CONSTRUCTION ACTIVITIES WITHIN THE EASEMENT OR PIPELINE: 48 HOURS NOTIFICATION REQUIRED. CONTACT TROY TUCKER AT (801)-557-6776



REVISION BLOCK

NO.	DATE	DESCRIPTION
1		
2		
3		
4		
5		
6		
7		
8		
9		
10		

HOLBROOK BACKBONE PLAT G PHASE 2

LEHI, UTAH

IRRIGATION PLAN

FOR REVIEW ONLY

FOCUS
ENGINEERING AND SURVEYING, LLC
6949 S HIGH TECH DRIVE SUITE 200
MIDVALE, UTAH 84047 PH (801) 332-0075
www.focusllc.com

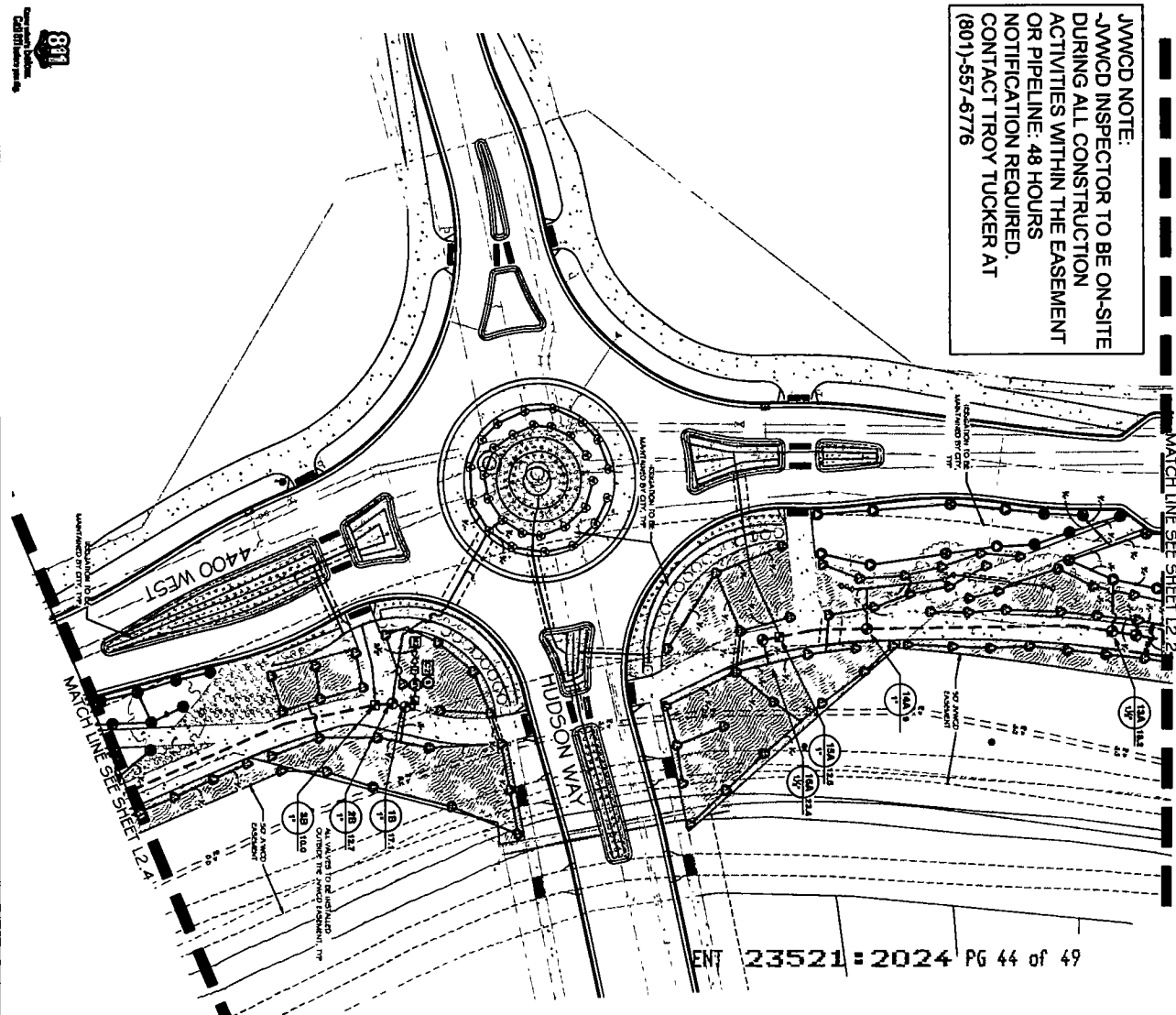
12.2

12.2

12.2

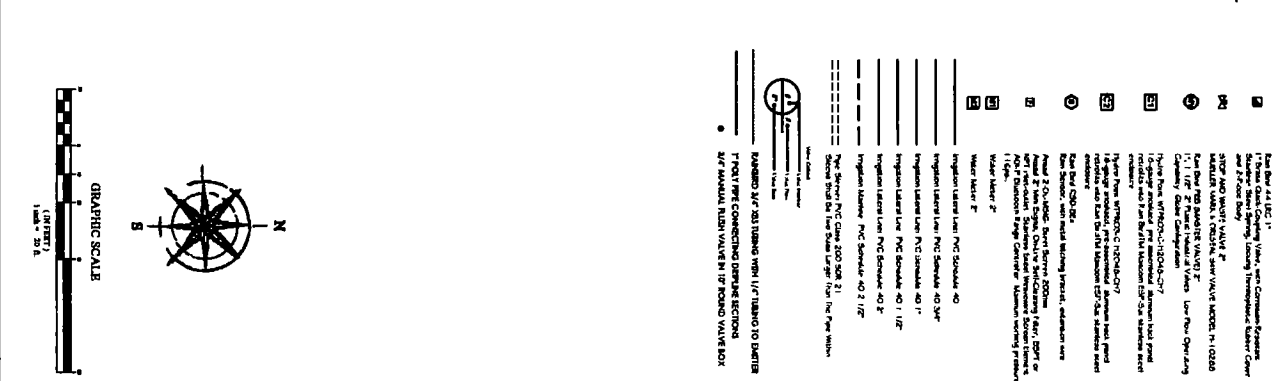
12.2

JVMCD NOTE:
 JVMCD INSPECTOR TO BE ON-SITE
 DURING ALL CONSTRUCTION
 ACTIVITIES WITHIN THE EASEMENT
 OR PIPELINE: 48 HOURS
 NOTIFICATION REQUIRED.
 CONTACT TROY TUCKER AT
 (801)-557-6776



IRRIGATION SCHEDULE

SYMBOL	DESCRIPTION
1	1" PVC 100' RADIUS 10' RADIUS
2	1" PVC 100' RADIUS 10' RADIUS
3	1" PVC 100' RADIUS 10' RADIUS
4	1" PVC 100' RADIUS 10' RADIUS
5	1" PVC 100' RADIUS 10' RADIUS
6	1" PVC 100' RADIUS 10' RADIUS
7	1" PVC 100' RADIUS 10' RADIUS
8	1" PVC 100' RADIUS 10' RADIUS
9	1" PVC 100' RADIUS 10' RADIUS
10	1" PVC 100' RADIUS 10' RADIUS
11	1" PVC 100' RADIUS 10' RADIUS
12	1" PVC 100' RADIUS 10' RADIUS
13	1" PVC 100' RADIUS 10' RADIUS
14	1" PVC 100' RADIUS 10' RADIUS
15	1" PVC 100' RADIUS 10' RADIUS
16	1" PVC 100' RADIUS 10' RADIUS
17	1" PVC 100' RADIUS 10' RADIUS
18	1" PVC 100' RADIUS 10' RADIUS
19	1" PVC 100' RADIUS 10' RADIUS
20	1" PVC 100' RADIUS 10' RADIUS
21	1" PVC 100' RADIUS 10' RADIUS
22	1" PVC 100' RADIUS 10' RADIUS
23	1" PVC 100' RADIUS 10' RADIUS
24	1" PVC 100' RADIUS 10' RADIUS
25	1" PVC 100' RADIUS 10' RADIUS
26	1" PVC 100' RADIUS 10' RADIUS
27	1" PVC 100' RADIUS 10' RADIUS
28	1" PVC 100' RADIUS 10' RADIUS
29	1" PVC 100' RADIUS 10' RADIUS
30	1" PVC 100' RADIUS 10' RADIUS
31	1" PVC 100' RADIUS 10' RADIUS
32	1" PVC 100' RADIUS 10' RADIUS
33	1" PVC 100' RADIUS 10' RADIUS
34	1" PVC 100' RADIUS 10' RADIUS
35	1" PVC 100' RADIUS 10' RADIUS
36	1" PVC 100' RADIUS 10' RADIUS
37	1" PVC 100' RADIUS 10' RADIUS
38	1" PVC 100' RADIUS 10' RADIUS
39	1" PVC 100' RADIUS 10' RADIUS
40	1" PVC 100' RADIUS 10' RADIUS
41	1" PVC 100' RADIUS 10' RADIUS
42	1" PVC 100' RADIUS 10' RADIUS
43	1" PVC 100' RADIUS 10' RADIUS
44	1" PVC 100' RADIUS 10' RADIUS
45	1" PVC 100' RADIUS 10' RADIUS
46	1" PVC 100' RADIUS 10' RADIUS
47	1" PVC 100' RADIUS 10' RADIUS
48	1" PVC 100' RADIUS 10' RADIUS
49	1" PVC 100' RADIUS 10' RADIUS
50	1" PVC 100' RADIUS 10' RADIUS
51	1" PVC 100' RADIUS 10' RADIUS
52	1" PVC 100' RADIUS 10' RADIUS
53	1" PVC 100' RADIUS 10' RADIUS
54	1" PVC 100' RADIUS 10' RADIUS
55	1" PVC 100' RADIUS 10' RADIUS
56	1" PVC 100' RADIUS 10' RADIUS
57	1" PVC 100' RADIUS 10' RADIUS
58	1" PVC 100' RADIUS 10' RADIUS
59	1" PVC 100' RADIUS 10' RADIUS
60	1" PVC 100' RADIUS 10' RADIUS
61	1" PVC 100' RADIUS 10' RADIUS
62	1" PVC 100' RADIUS 10' RADIUS
63	1" PVC 100' RADIUS 10' RADIUS
64	1" PVC 100' RADIUS 10' RADIUS
65	1" PVC 100' RADIUS 10' RADIUS
66	1" PVC 100' RADIUS 10' RADIUS
67	1" PVC 100' RADIUS 10' RADIUS
68	1" PVC 100' RADIUS 10' RADIUS
69	1" PVC 100' RADIUS 10' RADIUS
70	1" PVC 100' RADIUS 10' RADIUS
71	1" PVC 100' RADIUS 10' RADIUS
72	1" PVC 100' RADIUS 10' RADIUS
73	1" PVC 100' RADIUS 10' RADIUS
74	1" PVC 100' RADIUS 10' RADIUS
75	1" PVC 100' RADIUS 10' RADIUS
76	1" PVC 100' RADIUS 10' RADIUS
77	1" PVC 100' RADIUS 10' RADIUS
78	1" PVC 100' RADIUS 10' RADIUS
79	1" PVC 100' RADIUS 10' RADIUS
80	1" PVC 100' RADIUS 10' RADIUS
81	1" PVC 100' RADIUS 10' RADIUS
82	1" PVC 100' RADIUS 10' RADIUS
83	1" PVC 100' RADIUS 10' RADIUS
84	1" PVC 100' RADIUS 10' RADIUS
85	1" PVC 100' RADIUS 10' RADIUS
86	1" PVC 100' RADIUS 10' RADIUS
87	1" PVC 100' RADIUS 10' RADIUS
88	1" PVC 100' RADIUS 10' RADIUS
89	1" PVC 100' RADIUS 10' RADIUS
90	1" PVC 100' RADIUS 10' RADIUS
91	1" PVC 100' RADIUS 10' RADIUS
92	1" PVC 100' RADIUS 10' RADIUS
93	1" PVC 100' RADIUS 10' RADIUS
94	1" PVC 100' RADIUS 10' RADIUS
95	1" PVC 100' RADIUS 10' RADIUS
96	1" PVC 100' RADIUS 10' RADIUS
97	1" PVC 100' RADIUS 10' RADIUS
98	1" PVC 100' RADIUS 10' RADIUS
99	1" PVC 100' RADIUS 10' RADIUS
100	1" PVC 100' RADIUS 10' RADIUS



KEY

1	2	3	4	5	6	7	8	9	10
11	12	13	14	15	16	17	18	19	20
21	22	23	24	25	26	27	28	29	30
31	32	33	34	35	36	37	38	39	40
41	42	43	44	45	46	47	48	49	50
51	52	53	54	55	56	57	58	59	60
61	62	63	64	65	66	67	68	69	70
71	72	73	74	75	76	77	78	79	80
81	82	83	84	85	86	87	88	89	90
91	92	93	94	95	96	97	98	99	100

HOLBROOK BACKBONE PLAT G PHASE 2

LEHI, UTAH

IRRIGATION PLAN

FOR REVIEW ONLY

FOCUS
 ENGINEERING AND SURVEYING, LLC
 8945 S HIGH TECH DRIVE SUITE 200
 MIDVALLEY, UTAH 84047 PH (801) 552-0055
 www.focususllc.com

[illegible]

EXHIBIT D

GUIDELINES FOR ENCROACHMENT

A. Surface structures that may be constructed within the District's Easement/Right-of-Way, but only upon the prior written consent of the District, include asphalt roadway, with no utilities within roadway; non-reinforced concrete parking lots, walkways and driveways, curb, gutter, sidewalk; and non-masonry fence with gated opening. However, where the District's facilities or pipeline(s) have specific maximum and minimum cover designations, the special requirements for structures crossing over the pipeline(s) shall be obtained from the District for the maximum allowable external loading or minimum cover. It is understood that all surface structures shall be analyzed and considered by the District on an individual basis.

B. Structures that may not be constructed in, on, over, across or along the District's Easement/Right-of-Way include, but are not limited to, permanent structures such as footings, foundations, masonry block walls, buildings, garages, decks, swimming pools and in-ground trampolines, as designated and characterized by the District.

C. No trees or vines are allowed within the Easement/Right-of-Way. Shrubs or hedges that reach more than six feet (6') in height at maturity and/or have extensive root systems are not permitted within the Easement/Right-of-Way.

D. All changes in ground surfaces or elevations within the Easement/Right-of-Way are considered encroaching structures. Earthfills and cuts on adjacent property shall not encroach onto the Easement/Right-of-Way without the prior written consent of the District.

E. Existing gravity drainage of the Easement/Right-of-Way shall be maintained.

No new concentration of surface or subsurface drainage may be directed onto, under or across the Easement/Right-of-Way without adequate provision for removal of drainage water or adequate protection of the Easement/Right-of-Way.

F. Prior to any construction within the Easement/Right-of-Way, an excavation must be made to determine the location of existing District facilities and pipeline(s). The excavation shall be made by or in the presence of the District, at the City's expense.

G. All construction activities within the Easement/Right-of-Way shall be limited to construction of the Encroachment Improvements previously approved by the District, and the Encroachment Improvements shall be constructed strictly in accordance with the plans and specifications previously approved by the District.

H. The ground surfaces or elevations within the Easement/Right-of-Way shall be restored to the condition, elevation and contour which existed prior to construction or as shown on the plans, drawings, guidelines and/or maps set forth in Exhibit B.

I. The City shall notify the District upon completion of construction and shall, at its expense, provide the District with one (1) copy of as-built drawings showing the actual location of the Encroachment Improvements within the Easement/Right-of-Way.

J. Following completion of construction of the Encroachment Improvements, and except in case of emergency repairs, the City shall give the District at least ten (10) days written notice before entering upon the Easement/Right-of-Way for the purpose of accessing, maintaining, inspecting, repairing, or removing the Encroachment Improvements.

K. If unusual conditions are proposed for the Encroachment Improvements or unusual field conditions within the Easement/Right-of-Way are encountered, as designated and characterized by the District, the District may, at its discretion, impose conditions or requirements which are different from or more stringent than those prescribed in these Guidelines.

L. All backfill material within the Easement/Right-of-Way shall be compacted to ninety percent (90%) of maximum density, unless otherwise allowed or required by the District. Mechanical compaction shall not be allowed within six inches (6") of any of the District's facilities and pipeline(s). Mechanical compaction using heavy equipment, as designated and characterized by the District, shall not be allowed over District facilities and pipeline(s) or within eighteen inches (18") horizontally.

M. Backfilling of any excavation or around any facilities or pipeline(s) within the Easement/Right-of-Way shall be compacted in layers not exceeding six inches (6") thick to the following requirements: (1) cohesive soils to 90 percent (90%) maximum density specified by ASTM Part 19, D-698, method A; (2) noncohesive soils to 70 percent (70%) relative density specified by ANSI/ASTM Part 19, d-2049, par. 7.1.2, wet method.

N. To enable the District to locate non-metallic Encroachment Improvements below ground level, the City shall install a "locator wire" as required by District specifications.

O. The City shall notify the District at least forty-eight (48) hours in advance of commencing initial construction of the Encroachment Improvements in order to permit inspection by the District.

P. No encroachment shall involve the use or storage of hazardous material(s), as designated and characterized by the District.