



W3079938

EH 3079938 PG 1 OF 10
LEANN H KILTS, WEBER COUNTY RECORDER
26-AUG-20 324 PM FEE \$40.00 DEP TH
REC FOR: BLACKBURN JONES

DEVELOPER'S AGREEMENT WITH NORTH OGDEN CORPORATION

This Agreement entered into this 24th day of August, 2020, between **Blackburn Jones Real Estate, Incorporated**, County of Weber, State of Utah, or its assigns, hereinafter referred to as Developer, and **NORTH OGDEN CITY CORPORATION**, a municipal corporation of the State of Utah located in Weber County, hereinafter referred to as the City, hereby agrees as follows:

1. FINAL. Developer has obtained approval of a final plat from North Ogden City for the subdivision of, and construction of improvements on, certain land in North Ogden City to be known as **Quail Ponds Subdivision, Phase 5**. Developer has presented to the North Ogden City Planning Commission and the North Ogden City Council a proposed final plat for the subdivision of, and construction of improvements, on the subdivision. On **August 12, 2020**, a Notice of Decision was sent and is attached hereto for convenience as Exhibit "A" (the "Notice of Decision"). As consideration for the granting of said approval and acceptance, Developer has agreed and does now agree to the provisions hereof and all other ordinances of North Ogden City.

2. COMPLIANCE WITH SUBDIVISION STANDARDS. Developer agrees to comply with all of the ordinances, rules, regulations, requirements and standards of the City with respect to the construction and completion of said subdivision, and particularly to install and complete all of the off-site improvements required, within the time hereinafter stated, including but not limited to the following:

- A. Rough grading and finish grading and surfacing of streets.
- B. Curbs, gutters, waterways, and driveway approaches.
- C. Sanitary sewers, including laterals to property line of each lot.
- D. Street drainage and drainage structures.
- E. Water lines, including laterals to each property line of lot.
- F. Fire hydrants.
- G. Sidewalks and walkways.
- H. Traffic control signs.
- I. Street signs with numbers.
- J. Screening when required.
- K. Chip and seal coat on new streets.
- L. Monuments.
- M. Fencing.
- N. Pressure irrigation, including laterals to each property line of lot.
- O. 10% Contingency Fund.

Said improvements and any others designated shall be done according to the specifications and requirements of the City. All work shall be subject to the inspection of North Ogden City and any questions as to conformity with the City specifications or standards or as to the technical sufficiency of the work shall be decided by the City Engineer and his/her decision shall be final and conclusive. For convenience a plat map is attached as Exhibit "B".

Developer agrees as consideration for City issuing building permits after initial acceptance of improvements to allow the City to collect and retain utility fees for the time between initial and final acceptance of the utility lines.

Building permits will be issued on condition that all improvements necessary to satisfy fire code requirements have been installed and that enough security is held in escrow to complete all required improvements for the subdivision, including any repairs or replacement after initial installation.

3. TIME FOR COMPLETION AND EXTENSION OF TIME. All of the said off-site improvements shall be fully installed and completed within two (2) years from the date of the recordation of the Final Plat. If not completed within two (2) years, the Developer may apply to the Planning Commission and the City Council for an extension of time of one year with additional one-year extensions after the first extension if the Planning Commission and City Council agree. Said extensions shall be subject to adequate security for the completion of said improvements being made by increasing the amount of the escrow account.

4. SECURITY FOR COMPLIANCE. As security for compliance by Developer with the ordinance, rules, regulations, requirements and standards of the city and of Developer's agreements herein stated, Developer has delivered to the City an acceptable Escrow Agreement for **Quail Ponds Subdivision, Phase 5**, and agrees to hold \$ **46,952.62** (which represents the cost of all required improvements as determined by the City Engineer plus 10% contingencies) in escrow for the use of the city in the event of Developer's failure or refusal to install, complete, construct, repair, or replace any off-site improvements in accordance with the provisions of this agreement, the escrow agreement and all City codes and ordinances. For convenience the Escrow Agreement is attached as Exhibit "C". The decision of the City as to whether an improvement needs to be installed, constructed, completed or replaced will be final.

Should Developer fail or refuse to complete the said off-site improvements in accordance with the provisions hereof, and particularly within the time stated, or should Developer become insolvent before a completion thereof, then the City may, at its option, determine the cost of completing said off-site improvements on the basis of reliable estimates and bids and may apply all sums deposited in escrow against the said cost of completion and may proceed to legally obtain the escrow funds and use the proceeds therefrom to pay the cost of completing the said off-site improvements and to pay all related expenses including but not limited to court cost and attorney's fees.

The 10% of above stated, shall constitute a guarantee that the said off-site improvements are installed in accordance with the subdivision standards of the City as to quality and service-

ability and shall be held by the City for a period of one (1) year from the time the last improvement is "conditionally accepted" by the City or until one (1) year after the time the last improvements needing repair or placement is again accepted. At the end of the one year period the said 10% shall be returned to Developer provided the off-site improvements have proved to have been constructed or installed in accordance with the standards of the City as to quality and serviceability, otherwise, to be applied toward construction or installation of said improvements in accordance with City standards or the repair or replacing the same so as to bring them into conformity with City standards, Developer will pay the difference to the City on demand. The city shall not issue any building permits until the improvements needing repair, replacement, etc., are completed and again accepted.

5. APPLICABILITY OF ORDINANCE. This agreement does not supersede, but implements the North Ogden City Subdivision Ordinance and all other ordinances and regulations applicable to the subdivision of land and construction of improvements thereon, and Developer agrees to comply in all respects with the provisions of said ordinances. No provision of this agreement shall limit the City in its rights or remedies under said subdivision ordinance or other applicable building ordinances.

6. SUCCESSORS ENFORCEMENT. The terms of this agreement shall be binding upon the parties hereon, their heirs, executors, administrators, assigns or any parties legally acquiring the parties interest through foreclosure, trust deed, sale, bankruptcy or otherwise. In the event either party must take legal action to enforce the terms of this agreement, the prevailing party shall have costs of court, including a reasonable attorney's fee.

7. NO REVISION OF REQUIREMENTS. Except as set forth herein, the terms of this agreement shall not be construed as amending or modifying any requirements of the ordinances of North Ogden City, or supersede or supplement any conditions of approval by the City Staff, Planning Commission, Engineer, or any other approving or advisory body which has already given approvals of **Quail Ponds Subdivision, Phase 5**. Developer is still required to comply with any conditions previously imposed by the Planning Commission.

IN WITNESS WHEREOF, the undersigned parties have executed this agreement
this Aug. 24, 2020.

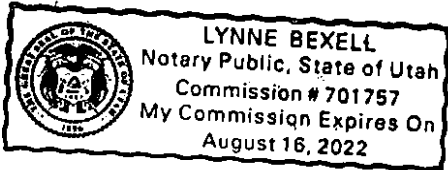
Blackburn Jones Real Estate
Company Name

Bruce H Jones
Signature, ~~Manager~~ owner/President

ACKNOWLEDGEMENT OF DEVELOPER OF CORPORATION

State of Utah }
§
County of Weber }

On this 24th day of August, 2020, personally appeared before me,
Bruce Jones, proved to me on the basis of satisfactory
evidence to be the person (s) whose name(s) is/are subscribed to on this instrument, and
acknowledged that he/she/they executed the same.

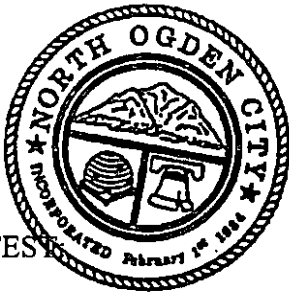


Lynne Bexell
Notary Public


North Ogden, UT
Residing at:

My Commission Expires:

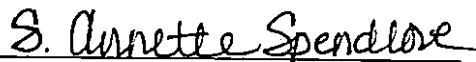
NORTH OGDEN CITY CORPORATION



ATTEST



Mayor



City Recorder

Exhibit A to Developer's Agreement with North Ogden City Corporation

**NOTICE OF DECISION**

August 12, 2020

Carson Jones
905 E 24th Street,
Ogden, Utah, 84401

Re: Quail Ponds Subdivision Phase 5 Final Approval

The North Ogden Planning Commission met on August 5, 2020 and made a motion to grant final approval for the Quail Ponds Phase 5 Subdivision subject to the conditions listed in the Staff Report, the Engineer's Report, and the TRC Meeting Letter. The Staff Report, the Engineer's Report, and TRC Meeting Letter are each attached to the email this letter is being sent with, so you have the pertinent conditions from each report.

This approval by the Planning Commission pertained to the updated plat with the lot width standards measured at the 18' setback (which addressed the condition that the lot lines be adjusted to meet the required 55' lot widths at the 18' setback).

This final approval will expire if the plat, final plans, and/or necessary permits and/or licenses have not been obtained within twelve months of the date of the decision, or an extension of time granted in accordance with city ordinances.

If you have any questions, please contact the Planning Department at (801) 782-7211.

Regards,

Brandon Bell, CNU-A

Associate Planner
NORTH OGDEN CITY
505 E. 2600 N. |
North Ogden, Utah, 84414
Phone: (801) 737-2216
bbell@nogden.org



Exhibit B to Developer's agreement with North Ogden City Corporation

Quail Ponds Phase 5 Subdivision

North Ogden, Weber County, Utah
A Part of the Southeast Quarter of Section 33,
Township 7 North, Range 1 West, Salt Lake Base & Meridian

SURVEYOR'S CERTIFICATE

I, K. Gray Hovson, do hereby certify that I am a Registered Professional Land Surveyor in the State of Utah in accordance with Title 38, Chapter 32, Professional Engineers and Professional Land Surveyors Act and I have completed a survey of the property described on this Plat in accordance with Section 17-23-17 and have verified all measurements, and have placed monuments to represent on this Plat, and now hereby Subdivided said land into 18 Lots, more hereinafter as Quail Ponds Phase 5 Subdivision located in North Ogden, Weber County, Utah, and has been correctly drawn to the designated scale and is true and correct representation of the lands described herein included in said Subdivision, based upon data obtained from records in the Weber County Assessor's Office and from said survey made by me in the ground. I further hereby certify that the requirements of all applicable statutes and ordinances of North Ogden City Concerning Zoning Requirements regarding Lot Measurements have been Complied with.

Signed this 11th day of August, 2020.



BOUNDARY DESCRIPTION

A PART OF THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 7 NORTH, RANGE 1 WEST OF THE SALT LAKE BASE AND MERIDIAN.

BEGINNING AT THE SOUTHWEST CORNER OF QUAIL PONDS AT NORTH OGDEN BEING A POINT LOCATED 447.88 FEET SOUTH BY 42°15' EAST ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER AND 882.78 FEET NORTH BY 0°10'00" EAST FROM THE SOUTH CORNER CORNER OF SAID SECTION 33;

RUNNING THENCE ALONG THE EAST BOUNDARY OF SAID QUAIL PONDS AT NORTH OGDEN THE FOLLOWING THREE (3) COURSES, (1) NORTH 15°12'12" EAST (NORTH 14°52'34" EAST BY RECORD) 83.54 FEET; (2) SOUTH 7°44'48" EAST (SOUTH 7°57'04" EAST BY RECORD) 5.33 FEET; AND (3) NORTH 15°12'12" EAST (NORTH 14°52'34" EAST BY RECORD) 188.31 FEET TO THE SOUTH BOUNDARY LINE OF THE BENT CHAL PROPERTY, TAX ID: NO. 17-475-0524; THENCE SOUTH BY 89°12'58" EAST 152.00 FEET ALONG SAID SOUTH BOUNDARY LINE TO THE WEST BOUNDARY LINE OF FERWOOD ESTATES NO. 2; THENCE SOUTH BY 91°42'12" WEST (SOUTH 07°19'15" EAST BY RECORD) 4.85 FEET TO THE SOUTHWEST CORNER OF LOT 84 OF SAID FERWOOD ESTATES NO. 2, SAID POINT BEING THE NORTHWEST CORNER OF THE WATSON H. MOORE PROPERTY, TAX ID: NO. 17-542-0013; THENCE ALONG THE BOUNDARY LINE OF SAID MOORE PROPERTY THE FOLLOWING TWO (2) COURSES, (1) SOUTH 07°19'15" WEST (SOUTH 08°04'11" WEST BY RECORD) 183.51 FEET; AND (2) SOUTH 88°45'38" EAST (SOUTH 89°01'19" EAST BY RECORD) 13.00 FEET TO THE NORTHWEST CORNER OF LOT 24, FERWOOD ESTATES NO. 4; THENCE SOUTH 07°19'15" WEST (SOUTH 08°04'11" WEST BY RECORD) 108.88 FEET TO THE SOUTHWEST CORNER OF SAID LOT 24, SAID POINT BEING ON THE NORTH BOUNDARY LINE OF THE CHAS. H. PULLING PROPERTY, TAX ID: NO. 17-475-0524; THENCE ALONG THE BOUNDARY LINE OF SAID PULLING PROPERTY THE FOLLOWING TWO (2) COURSES, (1) NORTH 89°15'15" WEST (NORTH 89°04'11" WEST BY RECORD) 23.54 FEET; AND (2) SOUTH 08°44'11" EAST 23.54 FEET; THENCE NORTH BY 89°15'15" WEST 148.44 FEET; THENCE NORTH 07°19'15" EAST 48.43 FEET; THENCE NORTH BY 89°15'15" WEST 84.84 FEET TO THE POINT OF BEGINNING, CONTAINING 1.500 ACRES.

OWNERS DEDICATION

I, JOHN ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF THE ABOVE DESCRIBED TRACT OF LAND HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AND NAME SAID TRACT QUAIL PONDS PHASE 5 SUBDIVISION, DO HEREBY DEDICATE, GRANT AND CONVEY TO NORTH OGDEN CITY, WEBER COUNTY, UTAH, THE STREETS 3015 NORTH STREET AND 840 EAST STREET AS SHOWN HEREON TO BE PUBLIC THROUGHWAYS FOREVER AS WELL AS PUBLIC UTILITY EASEMENTS. WE FURTHER DEDICATE THE FOLLOWING PUBLIC UTILITY EASEMENTS (P.U.E.) TO NORTH OGDEN CITY AS SHOWN HEREON: (1) 10-FOOT WIDE P.U.E. ACROSS ALL LOT FRONTS; (2) A 10-FOOT WIDE P.U.E. ALONG THE EAST BOUNDARY OF LOT 48; (3) A 10-FOOT WIDE P.U.E. ALONG THE WEST BOUNDARY OF LOT 49; (4) A 10-FOOT WIDE P.U.E. ALONG THE EAST BOUNDARIES OF LOTS 48, 50, 51, 52 AS SHOWN HEREON; (5) A 40-FOOT P.U.E. ACROSS THE NORTHERLY BOUNDARIES OF LOTS 48-52 AS SHOWN HEREON. THE PUBLIC UTILITY EASEMENTS AS SHOWN HEREON, ARE TO BE USED FOR THE ACCESS, INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC AND PRIVATE UTILITY SERVICES - SUCH INCLUDES PROVISION FOR STORM DRAINAGE, SPRINGS DRAINAGE, IRRIGATION AND SEWERAGE WATER LINES. BEING ALSO THE PLATIFYING OWNERS OF THE LAND OUTSIDE THE PLATTED SUBDIVISION BOUNDARIES, WE HEREBY DEDICATE THE 55-FOOT BOUNDARY TEMPORARILY TEMPORARILY EASEMENT, AND PUBLIC UTILITY EASEMENT, AS SHOWN HEREON, AT THE END OF 840 EAST STREET - SAID EASEMENT SHALL BE IMMEDIATELY RELEASED BY FUTURE PLATTING AS 840 EAST STREET PROGRESSES SOUTHWARD. WE HEREBY DECLARE THE PLAT NOTES SHOWN HEREON TO BE EFFECTIVE AND BINDING.

THIS _____ DAY OF _____, 2020.

RECORDING INDEX REAL ESTATE INCORPORATED
STATE OF UTAH
WEBER COUNTY

CORPORATE ACKNOWLEDGMENT

On this _____ day of _____, 2020, personally appeared before me, the undersigned notary public in and for said state and county, Bruce Jones, being duly sworn, for and on behalf of Brockham Jones Real Estate Incorporated, acknowledged that he signed the above instrument, who duly acknowledged to me that he signed it freely and voluntarily and for the uses and purposes therein mentioned.

NARRATIVE

The Purpose of this Survey was to Establish and set the Property Corners of the 18 Lot Subdivision as Shown and Described Hereon. This Survey was Ordered by Brockham Jones. The Control used to Establish the Property Corners was the Existing Weber County Surveyor Monument Surrounding Section 33, Township 7 North, Range 1 West, S.L.S.M. along with the original monumentation within the Quail Ponds Subdivision and the Existing Section Subdivisions. The South of the South East Quarter of Section 33, T7N, R1W, S33E, which bears S 89°42'01" E, Utah North State Plane, uncolored M.D. 83 grid bearing.

COUNTY RECORDER

ENTRY NO. _____ FILED AND
RECORDED _____ AT
IN BOOK _____ OF OFFICIAL
RECORDS PAGE _____

CITY APPROVALS

THIS PLAT WAS APPROVED BY THE CITY ENGINEER AND THE PLANNING DIRECTOR.

BY: _____ DATE _____
CITY ENGINEER

BY: _____ DATE _____
PLANNING DIRECTOR

LAND USE AUTHORITY

THIS IS TO CERTIFY THAT THIS PLAT AND THE DEDICATION OF THIS PLAT ALONG WITH THE DEDICATION OF ALL EASEMENTS WERE DULY APPROVED AND ACCEPTED BY THE LAND USE AUTHORITY ON NORTH OGDEN CITY THIS _____ DAY OF _____, 2020.

BY: _____ DATE _____
CHIEF CLERK

BY: _____ DATE _____
ATTORNEY

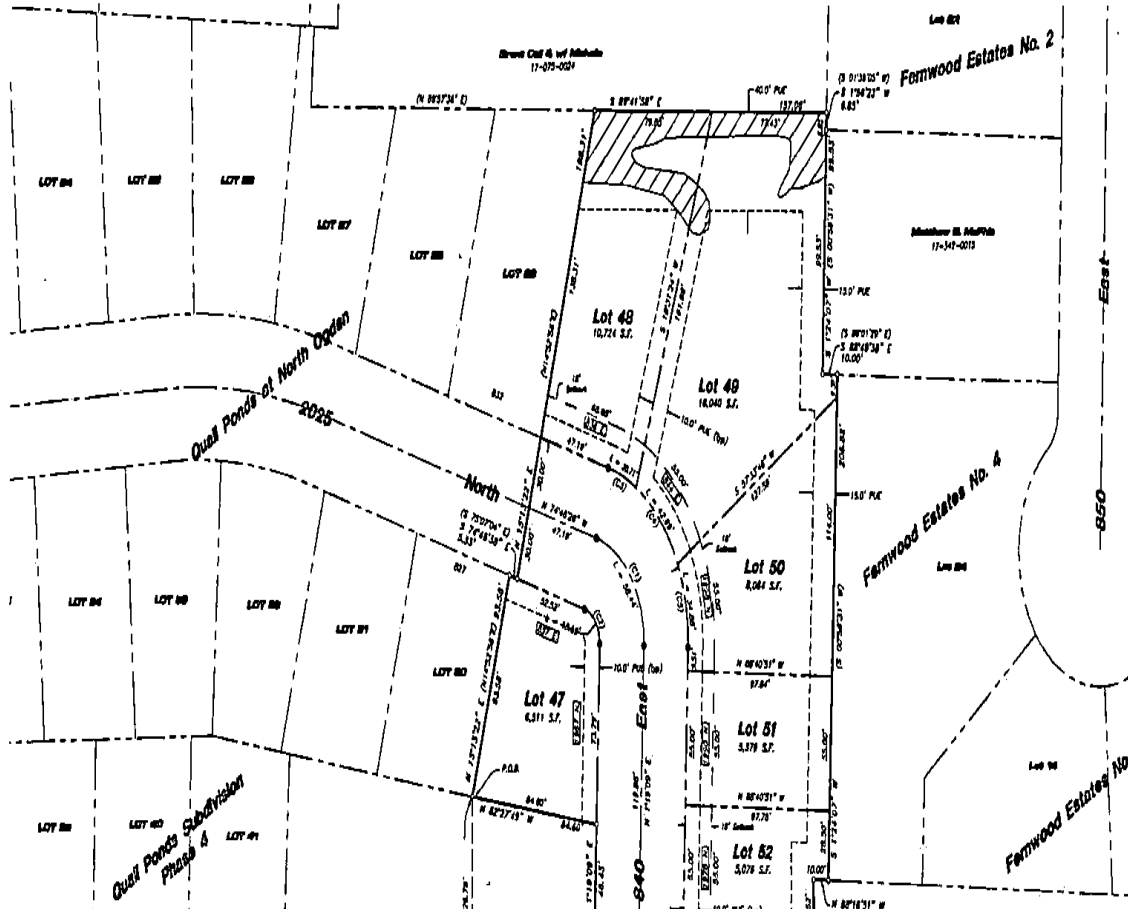
BY: _____ DATE _____
SECRETARY

NORTH OGDEN CITY ATTORNEY

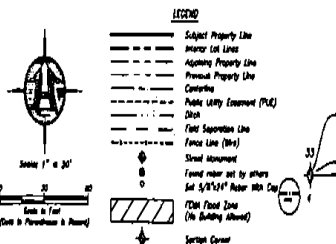
I CERTIFY THAT THE REQUIREMENTS OF ALL APPLICABLE STATUTES AND ORDINANCES PRESCRIBED BY THE STATE OF UTAH AND THE ORDINANCES OF NORTH OGDEN CITY OF THE FOREGOING PLAT AND DEDICATIONS HAVE BEEN COMPLIED WITH.

SIGNED THIS _____ DAY OF _____, 2020.

BY: _____ DATE _____
CITY ATTORNEY

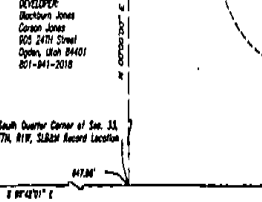


- NOTE:
- 1 - ALL PUBLIC UTILITY EASEMENTS (P.U.E.) ARE 10.0 FOOT WIDE UNLESS OTHERWISE NOTED.
 - 2 - REBAR AND CAP SET ON ALL BACK LOT CORNERS WITH CURB RAILS SET IN TOP BACK OF CURB AND GUTTER ON ALL SIDE YARD PROJECTIONS.
 - 3 - LOTS WITHIN THIS SUBDIVISION ARE SUBJECT TO AN 18-FOOT FRONT YARD SETBACK.
 - 4 - THE ORIGINAL QUAIL PONDS SUBDIVISION (QUAIL PONDS AT NORTH OGDEN, RECORDED UNDER ENTRY NO. 238051) ON JUNE 8, 2013 SHOWED A HATCHED FIRM ZONE ACROSS THE NORTHERLY PORTION OF THE LATTERLY PLATTED LOTS. THIS WAS LATER FOUND TO BE AN ERROR. FOR THIS REASON, LOTS 48 AND 49 AS SHOWN HEREON HAVE A REVISED/UPDATED FIRM-DECLARED ZONE THAT IS CURRENTLY BEING PROCESSED.



HANSEN & ASSOCIATES, INC.
Geomatics Engineers and Land Surveyors
538 North Main Street, Ogden, Utah 84202
Y041 us at www.hanseninc.com
Ogden, Utah
(435) 733-3471 (801) 366-4221 (435) 733-4272
Celebrating over 60 Years of Business

DEVELOPER:
Brockham Jones
Corporation
822 24TH Street
Ogden, Utah 84401
801-841-2018



CHAS. H. PULLING JR. REF. A
17-475-0524

(01)	(02)	(03)
A = 7920.25'	A = 7920.25'	A = 1517.73'
B = 14.00'	B = 14.00'	B = 15.00'
C = 58.64'	C = 18.28'	C = 25.71'
D = 34.23'	D = 17.28'	D = 20.64'
E = 36.4735'	E = 36.4735'	E = 68.4235'

(04)	(05)
A = 3763.74'	A = 3760.14'
B = 74.00'	B = 74.00'
C = 42.89'	C = 54.89'
D = 42.10'	D = 34.30'
E = 47.231'	E = 127.150'



South Quarter Corner of Sec. 33, T7N, R1W, S33E and Location of City Survey Brass Cap Monument No. 2647

BY: _____ DATE _____
CITY ENGINEER

BY: _____ DATE _____
PLANNING DIRECTOR

BY: _____ DATE _____
CITY ATTORNEY

#H 3079938 PG 7 OF 10



NORTH OGDEN CITY

— SETTLED 1851 —

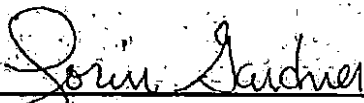
Lorin Gardner
 City Engineer
lgardner@nogden.org

Quail Ponds Subdivision Phase 5		
July 7, 2020		
SUMMARY		
	Original Total	Remaining
STREET IMPROVEMENTS		
Mobilization, Clearing & Site Preparation	\$1,500.00	\$0.00
8" Scarify - Subgrade Prep & Compact to 95%	\$2,010.78	\$0.00
10" Thick UBC in-Place	\$7,711.15	\$0.00
3" Thick Asphalt - In-Place	\$10,552.10	\$10,552.10
Access Road - 4" UBC in-Place	\$766.02	\$766.02
Access Road - 2" Asphalt in-Place	\$3,755.00	\$3,755.00
Seal Coat	\$1,710.40	\$1,710.40
Install 30" C & G	\$6,765.00	\$0.00
Install 4' Sidewalk - 4" Thk, 6" Thk at driveways	\$8,424.00	\$8,424.00
Temporary Turnaround - 12" Roadbase	\$2,500.00	\$0.00
Street Monuments	\$0.00	\$0.00
Street Sign	\$300.00	\$300.00
Street Lights	\$3,800.00	\$3,800.00
Compaction Testing	\$1,500.00	\$200.00
Saw-Cut Existing Asphalt	\$222.00	\$222.00
Earthwork - Cut - In-Place	\$1,453.50	\$0.00
Earthwork - Fill - In-Place	\$214.50	\$0.00
Subtotal =	\$53,184.45	\$29,729.52
DRAINAGE IMPROVEMENTS		
Install New 18" RCP-III	\$1,320.00	\$0.00
Fill Existing Spring Drainage Ditch & Remove 18" culvert	\$400.00	\$0.00

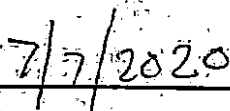
Excavate & re-route spring drainage ditch	\$569.50	\$0.00
Construct 12" Berms on low side of lots	\$6,000.00	\$0.00
Land drain - lateral install	\$2,400.00	\$0.00
Land drain - connect to existing LDMH	\$500.00	\$0.00
Land drain - install 8" SDR-35	\$3,840.00	\$0.00
Land drain - install 4' DIA LDMH	\$5,000.00	\$0.00
Import Trench Backfill	\$1,800.00	\$0.00
Subtotal =	\$21,829.50	\$0.00
CULINARY WATER IMPROVEMENTS		
Connect to existing 8" wm	\$1,000.00	\$0.00
Install 8" wm with all fitting complete	\$5,584.50	\$0.00
Fire Line & hydrant w/valve - complete	\$4,900.00	\$0.00
Temporary blow-off w/traffic rated box & 2" flush hyd.	\$2,500.00	\$0.00
Install 1" water service w/water meter & box - complete	\$10,500.00	\$0.00
Thrust Blocking	\$1,000.00	\$0.00
Concrete Valve Collars	\$450.00	\$450.00
Temporary Plugs and Testing	\$500.00	\$0.00
Import Trench Backfill	\$2,000.00	\$0.00
Subtotal =	\$28,434.50	\$450.00
SEWER IMPROVEMENTS		
Connect to existing sewer manhole	\$1,000.00	\$0.00
Install 8" SDR-35	\$5,910.00	\$0.00
Install 4' DIA SSMH	\$5,000.00	\$0.00
Install laterals	\$5,400.00	\$0.00
Import Trench Backfill	\$3,000.00	\$0.00
Testing, Cleaning, Video Inspect	\$1,500.00	\$0.00
Concrete SSMH Collars	\$2,000.00	\$2,000.00
Subtotal =	\$23,810.00	\$2,000.00
SECONDARY WATER IMPROVEMENTS		
Connect to existing 6" Secondary waterline	\$500.00	\$0.00
6" Secondary water main C-900 DR-18	\$3,472.00	\$0.00
Water Service - Double	\$4,050.00	\$0.00

Water Service - Single	\$1,000.00	\$0.00
Water Meters	\$0.00	\$0.00
Testing	\$500.00	\$500.00
Temporary Plug and Block	\$500.00	\$0.00
Import Trench Backfill	\$1,400.00	\$0.00
Subtotal =	\$11,422.00	\$500.00
SWPPP		
Inlet Protection	\$68.00	\$0.00
Rip-Rap protection area for waterway	\$500.00	\$0.00
Silt Fence or Berming	\$282.50	\$0.00
Concrete Washout	\$500.00	\$0.00
Stabilized Entrance	\$1,200.00	\$0.00
Record Keeping	\$1,500.00	\$0.00
Subtotal =	\$4,050.50	\$0.00
DRY UTILITIES, MISC.		
Electric: DIG, Lay conduit, backfill	\$0.00	\$0.00
Import Trench Backfill	\$0.00	\$0.00
Subtotal =	\$0.00	\$0.00
TOTAL IMPROVEMENT COSTS	\$142,730.95	\$32,679.52
10% GUARANTEE		\$14,273.10
TOTAL ESCROW AMOUNT		\$46,952.62

SUBDIVISION COST ESTIMATE APPROVAL



 Lorin Gardner
 City Engineer



 Date