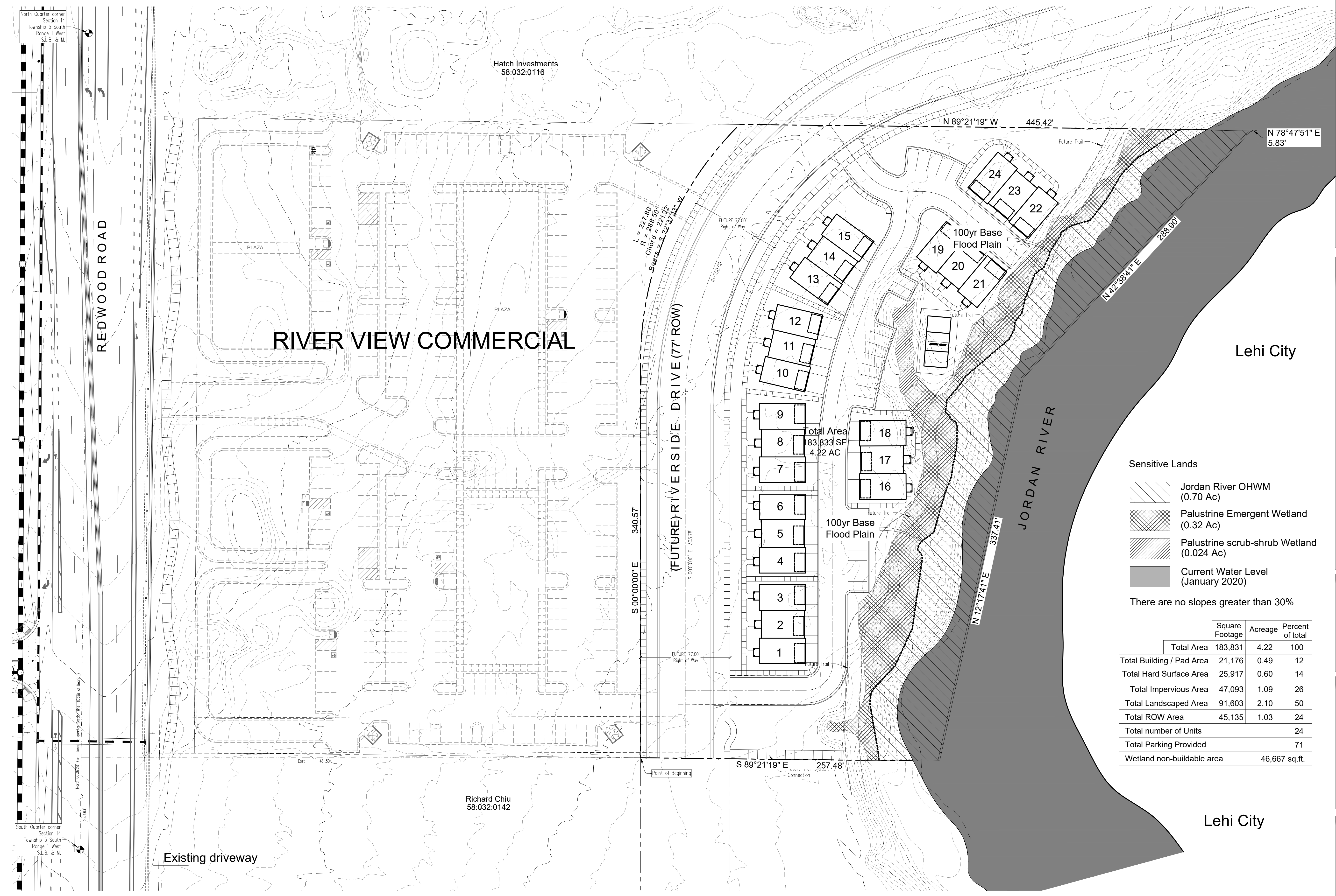
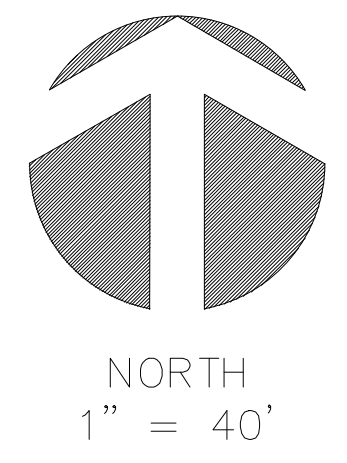
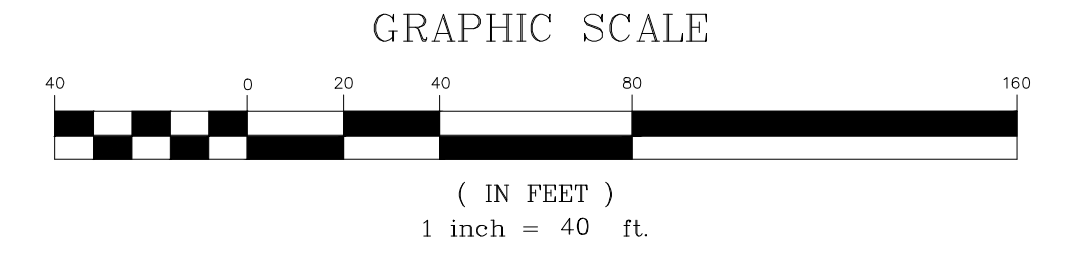


RIVER VIEW TOWNHOMES



- Sensitive Lands**
- Jordan River OHWM (0.70 Ac)
 - Palustrine Emergent Wetland (0.32 Ac)
 - Palustrine scrub-shrub Wetland (0.024 Ac)
 - Current Water Level (January 2020)
- There are no slopes greater than 30%

	Square Footage	Acreage	Percent of total
Total Area	183,831	4.22	100
Total Building / Pad Area	21,176	0.49	12
Total Hard Surface Area	25,917	0.60	14
Total Impervious Area	47,093	1.09	26
Total Landscaped Area	91,603	2.10	50
Total ROW Area	45,135	1.03	24
Total number of Units			24
Total Parking Provided			71
Wetland non-buildable area		46,667 sq. ft.	



DUDLEY AND ASSOCIATES
 ENGINEERS PLANNERS SURVEYORS
 353 EAST 1200 SOUTH, OREM, UTAH
 801-224-1252

River View Plaza
Concept Plan
 Utah
 Saratoga Springs

Revisions

No.	Description

Date
 11-2-2020
 Scale
 1" = 40'
 By
 TD
 Tracing No.
 L -

Sheet No.
C - 2.0