

WILDFLOWER VILLAGE 9 PLAT R-12

(ROADWAY DEDICATION)

LOCATED IN THE NORTHEAST QUARTER OF SECTION 8, TOWNSHIP 5 SOUTH,
RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN
CITY OF SARATOGA SPRINGS, UTAH COUNTY, UTAH

SURVEYOR'S CERTIFICATE

I, RYAN W. HALL, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD A LICENSE, CERTIFICATE NO. 6310734, IN ACCORDANCE WITH THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT FOUND IN TITLE 58, CHAPTER 22 OF THE UTAH CODE. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW, HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS, STREETS, AND EASEMENTS, HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH UTAH CODE SECTION 17-73-504, HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REPRESENTED ON THE PLAT. I FURTHER CERTIFY THAT EVERY EXISTING RIGHT-OF-WAY AND EASEMENT GRANT OF RECORD FOR UNDERGROUND FACILITIES, AS DEFINED IN UTAH CODE SECTION 54-8A-2, AND FOR OTHER UTILITY FACILITIES, IS ACCURATELY DESCRIBED ON THIS PLAT, AND THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE. I ALSO CERTIFY THAT I HAVE FILED, OR WILL FILE WITHIN 90 DAYS THE RECORDATION OF THIS PLAT, A MAP OF THE SURVEY I HAVE COMPLETED WITH THE UTAH COUNTY SURVEYOR.

BOUNDARY DESCRIPTION

A PORTION OF THE NORTHWEST QUARTER AND THE SOUTHWEST QUARTER OF SECTION 8, TOWNSHIP 5 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, LOCATED IN SARATOGA SPRINGS, UTAH, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT LOCATED N80°08'06"W ALONG THE QUARTER SECTION LINE 1284.61 FEET AND SOUTH 206.12 FEET FROM THE EAST QUARTER CORNER OF SECTION 8, TOWNSHIP 5 SOUTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT 98.51 FEET WITH A RADIUS OF 1147.50 FEET THROUGH A CENTRAL ANGLE OF 04°55'07"; CHORD: S74°42'05"W 98.48 FEET TO A POINT OF CUSP; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT 18.15 FEET WITH A RADIUS OF 12.00 FEET THROUGH A CENTRAL ANGLE OF 86°40'09"; CHORD: N28°54'27"E 16.47 FEET; THENCE N14°25'38"W 134.89 FEET; THENCE N10°38'47"W 187.92 FEET; THENCE N14°25'38"W 18.50 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 18.69 FEET WITH A RADIUS OF 102.50 FEET THROUGH A CENTRAL ANGLE OF 04°02'10"; CHORD: N12°24'33"W 72.51 FEET TO A POINT OF REVERSE CURVE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 18.69 FEET WITH A RADIUS OF 12.00 FEET THROUGH A CENTRAL ANGLE OF 89°15'21"; CHORD: N55°01'04"W 16.86 FEET; THENCE N10°01'37"W 59.00 FEET; THENCE N80°06'57"E 2.64 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 18.03 FEET WITH A RADIUS OF 12.00 FEET THROUGH A CENTRAL ANGLE OF 86°04'50"; CHORD: N37°13'07"E 16.38 FEET TO A POINT OF REVERSE CURVE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 169.76 FEET WITH A RADIUS OF 102.50 FEET THROUGH A CENTRAL ANGLE OF 09°26'51"; CHORD: N01°05'52"W 169.56 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 14.93 FEET WITH A RADIUS OF 116.00 FEET THROUGH A CENTRAL ANGLE OF 00°44'08"; CHORD: N03°59'37"E 14.93 FEET TO A POINT OF REVERSE CURVE; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 22.78 FEET WITH A RADIUS OF 12.00 FEET THROUGH A CENTRAL ANGLE OF 108°45'07"; CHORD: N50°00'52"W 19.51 FEET; THENCE N14°23'26"W 59.00 FEET; THENCE N76°04'54"E 31.42 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 14.22 FEET WITH A RADIUS OF 12.00 FEET THROUGH A CENTRAL ANGLE OF 60°52'20"; CHORD: N42°37'04"E 13.40 FEET TO A POINT OF REVERSE CURVE; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 166.78 FEET WITH A RADIUS OF 101.25 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 166.78 FEET WITH A RADIUS OF 22.50 FEET THROUGH A CENTRAL ANGLE OF 41°38'12"; CHORD: N34°29'33"E 183.13 FEET; THENCE N55°18'39"E 32.65 FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT 21.92 FEET WITH A RADIUS OF 52.50 FEET THROUGH A CENTRAL ANGLE OF 02°22'18"; CHORD: N65°29'38"E 21.92 FEET; THENCE S32°19'13"E 59.00 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT 19.47 FEET WITH A RADIUS OF 47.50 FEET THROUGH A CENTRAL ANGLE OF 02°22'18"; CHORD: S56°29'38"W 19.47 FEET; THENCE S55°18'29"W 32.65 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 123.90 FEET WITH A RADIUS OF 170.50 FEET THROUGH A CENTRAL ANGLE OF 41°38'12"; CHORD: S34°29'23"W 121.19 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 193.56 FEET WITH A RADIUS OF 110.00 FEET THROUGH A CENTRAL ANGLE OF 10°02'44"; CHORD: S08°38'55"W 193.31 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 305.79 FEET WITH A RADIUS OF 97.50 FEET THROUGH A CENTRAL ANGLE OF 18°03'11"; CHORD: S05°24'02"E 304.53 FEET; THENCE S14°25'38"E 165.23 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 18.68 FEET WITH A RADIUS OF 12.00 FEET THROUGH A CENTRAL ANGLE OF 88°47'28"; CHORD: S58°49'22"E 16.79 FEET; THENCE N76°54'49"E 6.08 FEET; THENCE S12°57'11" 59.00 FEET; THENCE ALONG THE ARC OF A NON-TANGENT CURVE TO THE LEFT 19.16 FEET WITH A RADIUS OF 12.00 FEET THROUGH A CENTRAL ANGLE OF 91°28'21"; CHORD: S31°18'33"W 17.19 FEET; THENCE S14°25'38"E 91.03 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT 18.52 FEET WITH A RADIUS OF 12.00 FEET THROUGH A CENTRAL ANGLE OF 88°24'27"; CHORD: S58°37'51"E 16.73 FEET TO THE POINT OF BEGINNING.

CONTAINS: ±1.60 ACRES
69,859 SQ. FT.
0 LOTS
0 PARCELS

DATE

SURVEYOR
(See Seal Below)

LICENSE NO. 6310734

OWNERS DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED OWNER(S) OF THE ABOVE DESCRIBED TRACT OF LAND HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, PARCELS, AND STREETS, TOGETHER WITH EASEMENTS AND RIGHTS-OF-WAY, TO BE HEREAFTER KNOWN AS:

WILDFLOWER VILLAGE 9 PLAT R-12

AND DO HEREBY DEDICATE FOR THE PERPETUAL USE OF THE PUBLIC AND CITY ALL PARCELS, LOTS, STREETS, EASEMENTS, RIGHTS-OF-WAY, AND PUBLIC AMENITIES SHOWN ON THIS PLAT AS INTENDED FOR PUBLIC OR CITY THE OWNER(S) AND ALL AGENTS, SUCCESSORS, AND ASSIGNS VOLUNTARILY DEFEND, INDEMNIFY, AND SAVE HARMLESS THE CITY AGAINST ANY EASEMENTS OR OTHER ENCUMBRANCE ON A DEDICATED STREET EASEMENT, OR RIGHT-OF-WAY THAT WILL INTERFERE WITH THE CITY'S USE, MAINTENANCE, AND OPERATION OF THE STREET OR UTILITIES. THE OWNER(S) AND ALL AGENTS, SUCCESSORS, AND ASSIGNS ASSUME ALL LIABILITY WITH RESPECT TO THE CREATION OF THIS SUBDIVISION, THE ALTERATION OF THE GROUND SURFACE, VEGETATION, DRAINAGE, OR SURFACE OR SUB-SURFACE WATER FLOWS WITHIN THIS SUBDIVISION, AND THE DEVELOPMENT ACTIVITY WITHIN THIS SUBDIVISION BY THE OWNERS AND ALL AGENTS, SUCCESSORS, AND ASSIGNS.

IN WITNESS WHEREOF I HAVE SET FORTH MY HAND THIS ____ DAY OF _____, A.D. 20____.

SIGNATURE PRINT NAME TITLE & ENTITY

SIGNATURE PRINT NAME TITLE & ENTITY

APPROVAL BY LEGISLATIVE BODY

THE CITY COUNCIL OF THE CITY OF SARATOGA SPRINGS, COUNTY OF UTAH, APPROVES THIS SUBDIVISION SUBJECT TO THE CONDITIONS AND RESTRICTIONS STATED HEREON, AND HEREBY ACCEPTS THE DEDICATION OF ALL STREETS, EASEMENTS, AND OTHER PARCELS OF LAND INTENDED FOR THE PUBLIC PURPOSE OF THE PERPETUAL USE OF THE PUBLIC.

THIS ____ DAY OF _____, A.D. 20____.

CITY MAYOR

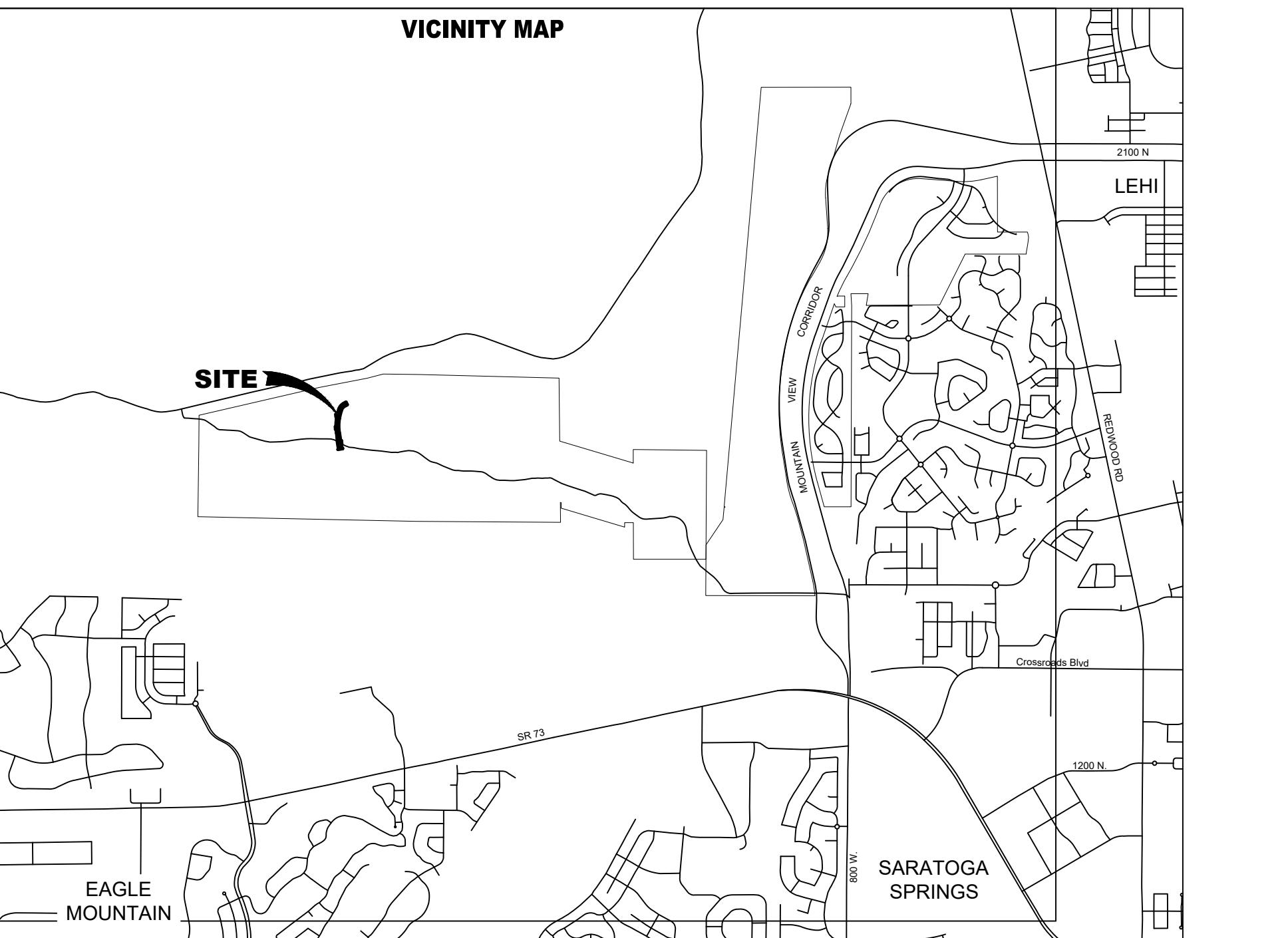
ATTEST: _____ CITY RECORDER (See Seal Below)

WILDFLOWER VILLAGE 9 PLAT R-12

(ROADWAY DEDICATION)

LOCATED IN THE NORTHEAST QUARTER OF SECTION 8, TOWNSHIP 5 SOUTH,
RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN
CITY OF SARATOGA SPRINGS, UTAH COUNTY, UTAH

SHEET 1 OF 2



DATA TABLE			
PLAT R-12	ACRES	SQ. FT.	PERCENT
SINGLE FAMILY LOTS.....	0 LOTS		
DWELLINGS.....	0 DWELLINGS		
PARCELS.....	0 PARCELS		
DENSITY.....	0 UNITS/ACRE		
MINIMUM LOT SIZE.....	0.00 ACRES / 0 SF		
MAXIMUM LOT SIZE.....	0.00 ACRES / 0 SF		
AVERAGE LOT SIZE.....	0.00 ACRES / 0 SF		
NUMBER OF GARAGE PARKING SPACES.....	0		
NUMBER OF DRIVEWAY PARKING SPACES.....	0		
NUMBER OF STRIPED PARKING SPACES.....	0		
NUMBER OF GUEST PARKING SPACES PROVIDED.....	0		

NOTES

1. PLAT MUST BE RECORDED WITHIN 24 MONTHS OF FINAL PLAT APPROVAL, OR FOR PHASED DEVELOPMENTS, WITHIN 24 MONTHS OF RECORDATION OF MOST RECENT PHASE. THE FIRST FINAL PLAT APPROVAL WAS GRANTED ON THE ____ DAY OF _____. 20____.

2. PRIOR TO BUILDING PERMITS BEING ISSUED, SOIL AND/OR GEOTECHNICAL TESTING STUDIES MAY BE REQUIRED ON EACH LOT AS DETERMINED BY THE CITY OF SARATOGA SPRINGS.

3. THIS PLAT MAY BE SUBJECT TO A DEVELOPMENT AGREEMENT THAT SPECIFIES THE CONDITIONS OF DEVELOPING, BUILDING, AND USING PROPERTY WITHIN THIS PLAT. SEE CITY RECORDER FOR DETAILS.

4. PLAT IS SUBJECT TO "INSTALLATION OF IMPROVEMENTS AND BOND AGREEMENT NO. ____" WHICH REQUIRES THE CONSTRUCTION AND WARRANTY OF IMPROVEMENTS IN THIS SUBDIVISION. THESE OBLIGATIONS RUN WITH THE LAND AND ARE BINDING ON SUCCESSORS, AGENTS, AND OTHER PARTIES. THERE ARE NO THIRD-PARTY RIGHTS OR BENEFICIARIES UNDER THIS AGREEMENT.

5. BUILDING PERMITS WILL NOT BE ISSUED UNTIL ALL REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED PER CITY STANDARDS AND ALL FEES INCLUDING IMPACT AND CONNECTION FEES ARE PAID.

6. REFERENCES HEREIN TO DEVELOPER OR OWNER SHALL APPLY TO BOTH, AND ANY SUCH REFERENCE SHALL ALSO APPLY TO SUCCESSORS, AGENTS AND ASSIGNS.

7. NO CITY MAINTENANCE SHALL BE PROVIDED FOR STREETS AND IMPROVEMENTS DESIGNATED AS PRIVATE ON THIS PLAT.

8. A CITY ENGINEERING REPORT HAS BEEN COMPLETED BY GEOSTRATA DATED SEPTEMBER 4, 2020 AND CMT ENGINEERING LABORATORIES DATED FEBRUARY 8, 2013, WHICH ADDRESSES SOIL AND GROUNDWATER CONDITIONS, PROVIDES ENGINEERING DESIGN CRITERIA, AND RECOMMENDS MITIGATION MEASURES IF IMPOSSIBLE CONDITIONS WERE ENCOUNTERED. THE CITY ASSUMES NO LIABILITY OR RESPONSIBILITY FOR ANY RELIANCE ON THE INFORMATION OR LACK THEREOF IN THE REPORT.

9. AGRICULTURE USES, OPERATIONS, AND RIGHTS ARE ADJACENT TO OR NEAR THE PLAT AND LOTS. THE LOTS IN THIS PLAT ARE SUBJECT TO THE SIGHTS, SOUNDS, ODORS, IMAGES, AND ASPECTS ASSOCIATED WITH AGRICULTURE OPERATIONS USES AND RIGHTS. THESE USES AND OPERATIONS ARE SUBJECT TO ALL THE APPLICABLE STATE AND LOCAL REGULATIONS AND ORDINANCES, INCLUDING BUT NOT LIMITED TO, THE USE FOR THESE USES AND IMPACTS AND WILL NOT RESTRICT ANY GRANDFATHERED AGRICULTURAL USE FROM CONTINUING TO OCCUR LAWFULLY.

10. DRAINAGE ACROSS PROPERTY LINES SHALL NOT EXCEED THAT WHICH EXISTED PRIOR TO GRADING, EXCESS OR CONCENTRATED DRAINAGE SHALL BE CONTAINED ON SITE OR DIRECTED TO AN APPROVED DRAINAGE FACILITY. LOTS SHALL BE GRADED TO DRAIN SURFACE WATER AWAY FROM FOUNDATION WALLS. THE GRADE SHALL FALL A MINIMUM OF 6 INCHES WITHIN THE FIRST 10 FEET.

11. PROPERTY LINES ARE AS DETERMINED BY THE PROPERTY OWNER WHO ABUTS THE PARKSTR. UNLESS OTHERWISE NOTED ON AN APPROVED AND RECORDED SUBDIVISION PLAT.

12. ANY UTILITIES LOCATED OUTSIDE OF THE PUBLIC RIGHT-OF-WAY SHALL BE PRIVATELY OWNED AND MAINTAINED, UNLESS THE UTILITIES ARE OTHERWISE SPECIFIED ON THE PLAT AND ACCOMPANIED BY RECORDED MAINTENANCE EASEMENTS IN FAVOR OF THE CITY.

13. ALL OPEN SPACE, COMMON AREA, AND TRAIL IMPROVEMENTS LOCATED HEREIN ARE TO BE INSTALLED BY OWNER AND MAINTAINED BY THE OWNER. OWNER MUST BE A HOMEOWNERS ASSOCIATION UNLESS SPECIFIED OTHERWISE ON EACH IMPROVEMENT.

14. LOTS LOCATED ON THE PLAT ARE TO BE ASSOCIATED WITH THE CITY OF SARATOGA SPRINGS FOR CORPORATION AND CARS.

15. SHALLOW SEWER DEPTHS. CONTRACTOR SHALL VERIFY SEWER DEPTHS BEFORE EXCAVATING FOR BASEMENT/FOUNDATIONS, HOME(S) WITH BASEMENT(S) MAY NOT HAVE SEWER SERVICE AVAILABLE FOR BASEMENT.

16. THIS AREA IS LOCATED NEAR CAMP WILLIAMS STATE MILITARY RESERVATION AND IS SUBJECT TO SOUNDS, VIBRATIONS, EQUIPMENT, FACILITIES, MILITARY OPERATIONS, AND ALL OTHER EFFECTS ASSOCIATED WITH ITS PROXIMITY.

17. NO TRAIL IS PERMITTED TO BE LOCATED ON THE PLAT OR ON INTERIOR RESIDENTIAL ROADS.

18. NO BENCHMARK FOR THE TOPOGRAPHIC INFORMATION PROVIDED HEREON IS FOUND IN THE 1950 UTAH COUNTY MONUMENT AT THE NORTH QUARTER CORNER OF SAID SECTION 10, WITH A PUBLISHED UTAH COUNTY NGVD29 ELEVATION OF 4,896.76 FEET.

19. AREA SHOWN HEREON FALLS WITHIN FLOOD ZONE "X" (AREA DETERMINED TO BE OUTSIDE OF 500 YEAR FLOOD PLAIN) AS PER FIRM MAP NO. 49049C150F WITH AN EFFECTIVE DATE OF JUNE 19, 2020.

20. A TITLE REPORT PREPARED BY CLOUDWOOD TITLE INSURANCE AGENCY, INC. FILE NO. 194811-TOE, EFFECTIVE DATE: OCTOBER 14, 2025 WHICH STATES THAT THE PLAT AND THIS TITLE REPORT ARE CONSOLIDATED AND THAT CLOUDWOOD TITLE INSURANCE AGENCY, INC. IS ENTITLED TO RELY ON THE ACCURACY OF THIS REPORT, AND IS NOT LIABLE FOR ERRORS AND OMISSIONS BASED ON THE RELIANCE OF SAID TITLE REPORT. ALL EASEMENTS OF RECORD SHOWN HEREON ARE REFERENCED FROM SAID REPORT.

21. TRAILS WITHIN PRIVATE OPEN SPACE OR COMMON AREA ARE PUBLIC ACCESS EASEMENTS AND TRAIL SURFACE SHALL BE MAINTAINED BY THE WILDFLOWER MASTER HOMEOWNERS ASSOCIATION.

OWNER / DEVELOPER

LENNAR

111 EAST SEGO LILY DR, SUITE 150
SANDY, UT 84070
(801) 508-5634

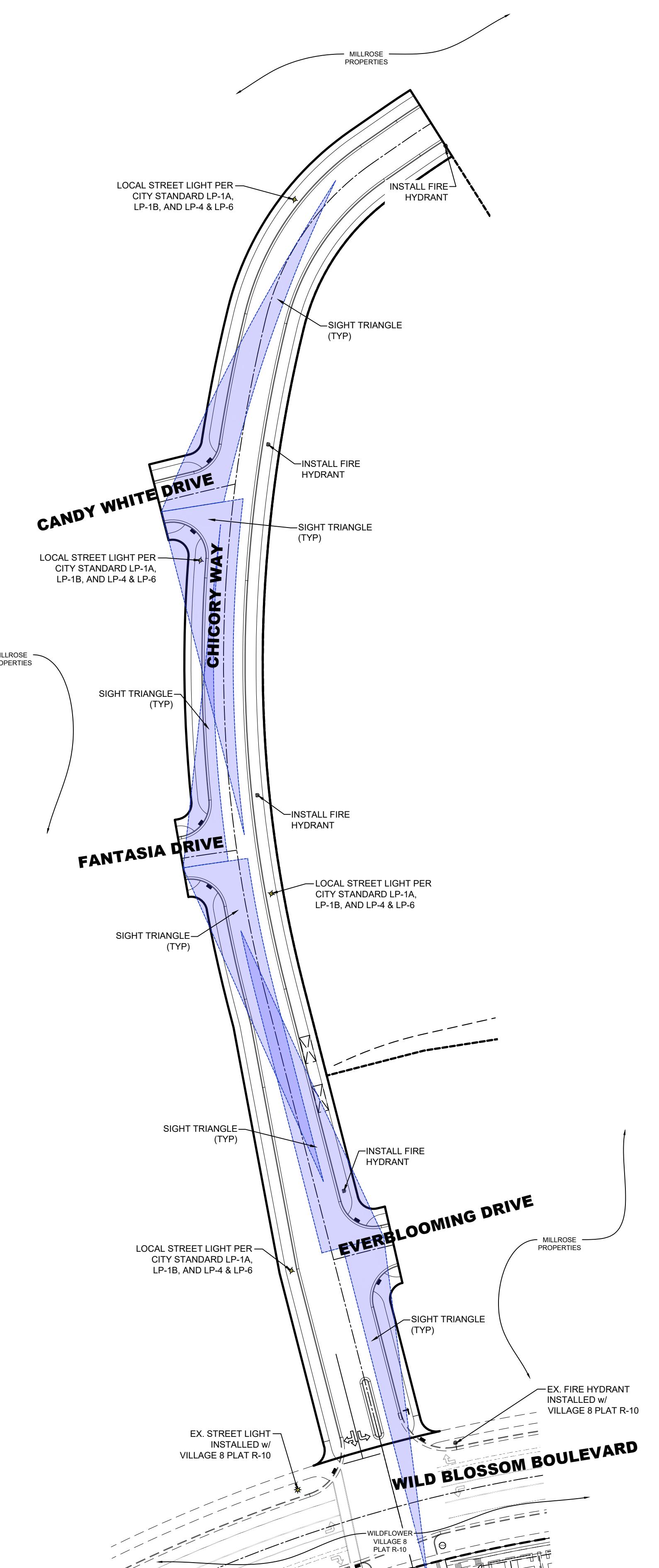
PLANNING DIRECTOR	CENTURY LINK
APPROVED BY THE PLANNING DIRECTOR ON THIS ____ DAY OF _____, A.D. 20____.	APPROVED THIS ____ DAY OF _____, A.D. 20____.
PLANNING DIRECTOR	CENTURY LINK
CITY ENGINEER	COMCAST CABLE TELEVISION
APPROVED BY THE CITY ENGINEER ON THIS ____ DAY OF _____, A.D. 20____.	APPROVED THIS ____ DAY OF _____, A.D. 20____.
CITY ENGINEER	COMCAST CABLE TELEVISION
LAND USE AUTHORITY	SARATOGA SPRINGS ATTORNEY
APPROVED BY THE LAND USE AUTHORITY ON THIS ____ DAY OF _____, A.D. 20____.	APPROVED BY SARATOGA SPRINGS ATTORNEY ON THIS ____ DAY OF _____, A.D. 20____.
LAND USE AUTHORITY	SARATOGA SPRINGS ATTORNEY
FIRE CHIEF	LEHI CITY POST OFFICE
APPROVED BY THE FIRE CHIEF ON THIS ____ DAY OF _____, A.D. 20____.	APPROVED BY POST OFFICE REPRESENTATIVE ON THIS ____ DAY OF _____, A.D. 20____.
CITY FIRE CHIEF	LEHI CITY POST OFFICE REPRESENTATIVE



CONTINUED

WILDFLOWER VILLAGE 9 PLAT R-12
CITY OF SARATOGA SPRINGS, UTAH COUNTY, UTAH

SITE PLAN



DATA TABLE	
R-12	
ASPHALT	37,384 SF
SUB-BASE	41,840 SF
ROAD BASE	41,840 SF
CURB AND GUTTER	2,213 LF
5' SIDEWALK	1,990 LF
ADA RAMPS	6 EA
MONUMENTS	3 EA
STREET LIGHT (PRIVATE)	4 EA

SHEET NOTES

- ALL INTERSECTIONS TO HAVE ADA HANDICAP RAMPS ACCORDING TO CITY STANDARDS.
- SEE GRADING AND DRAINAGE PLAN FOR GRADING REQUIREMENTS.
- SEE SIGNAGE & STRIPING PLAN FOR SIGN LOCATIONS.
- PUBLIC RESIDENTIAL ROADWAY 59 FOOT RIGHT-OF-WAY TO BE INSTALLED PER CITY DETAIL ST-8. RESIDENTIAL ROADWAY TO UTILIZE STREET PAVEMENT SECTION DETAIL 1 SHEET C-906.
- PUBLIC RESIDENTIAL ROADWAY 62 FOOT RIGHT-OF-WAY TO BE INSTALLED PER DETAIL 5 SHEET C-907. RESIDENTIAL ROADWAY TO UTILIZE STREET PAVEMENT SECTION DETAIL 1 SHEET C-906.
- ALL TEMPORARY TURN AROUND TO BE INSTALLED PER CITY STANDARD DETAIL ST-14 AND UTILIZE TEMPORARY ACCESS ROAD PAVEMENT SECTION DETAIL 1 SHEET C-906.
- PRIVATE DRIVES 26 FOOT PRIVATE SHARED DRIVE TO BE INSTALLED PER DETAIL 2 SHEET C-907. PRIVATE STREETS TO UTILIZE STREET PAVEMENT SECTION DETAIL 1 SHEET C-906.

EXISTING	PROPOSED	DETAILS
—	BOUNDARY LINE	
—	STREET CENTERLINE	
—	EASEMENT LINE	
—	WATER LINES	
—	SEWER PIPE	SS-1, ST-7, (*2)
—	SEWER MANHOLE	SS-2, SS-2A, (*2)
—	4" SEWER CLEANOUT	SS-3, (*5)
—	STORM DRAIN PIPE (RCP)	SS-1, ST-7, (*2)
—	COMBO BOX	SD-2, (*2)
—	CURB INLET	SD-5
—	4x4 CATCH BASIN	(*2)
—	3x3 CATCH BASIN	(*2)
—	INLET/OUTLET W/ GRATE	SD-6
—	CULINARY WATER PIPE	DW-1, DW-2, DW-3, ST-7, (*2)
—	4" PIPE ELBOW (W)	DW-1, DW-3, (*2)
—	22.5" PIPE ELBOW (W)	DW-2, DW-3, (*2)
—	11.25" PIPE ELBOW (W)	DW-2, DW-3, (*2)
—	FIRE HYDRANT	DW-4
—	3/4" SERVICE & METER (W)	DW-5
—	PRV (W)	DW-10A, DW-10B, DW-10C, DW-10D, DW-10E
—	AIR-VAC VALVE (W)	DW-12A, DW-12B, DW-15
—	2" BLOW-OFF (W)	DW-13A, DW-15
—	VALVE (W & SW)	(*1)(*2)
—	TEE	DW-2, (*2)
—	CROSS	DW-1, (*2)
—	SECONDARY WATER PIPE	PI-1, PI-2, ST-7, (*2)
—	45" PIPE ELBOW (SW)	PI-2, (*2)
—	22.5" PIPE ELBOW (SW)	PI-2, (*2)
—	11.25" PIPE ELBOW (SW)	PI-2, (*2)
—	1-1/2" DUAL SW SERVICE	PI-3, PI-5A, PI-5C
—	SW SERVICE TO PARKS	PI-3, PI-5B, PI-5C
—	AIR-VAC VALVE (SW)	PI-4
—	BACKFLOW PREVENTER	PI-12A, PI-13
—	2" BLOW-OFF (SW)	PI-11
—	30" C&G (COLLECTOR)	ST-1, ST-2A
—	20" C&G (LOCAL)	ST-1, ST-2B
—	24" SHD C&G	ST-1, ST-2D
—	SIDEWALK	ST-1
—	STOP SIGN	ST-2B
—	STREET SIGN	ST-2B
—	MONUMENT	ST-2B
—	SPRINKLER CONDUIT	ST-8, (*3)
—	FENCE	LS-14, LS-15
—	STREET LIGHT LOCAL	LP-1A, LP-2B, LP-2C, LP-5, LP-6
—	STREET LIGHT COLLECTOR	LP-2A, LP-2B, LP-2C, LP-5, LP-6
—	POWER POLE	
—	DITCH	
—	FIBER OPTIC	
—	GAS	
—	OVERHEAD POWER	
—	FLOW ARROW	
—	CONTOURS	
—	100 YEAR FLOOD ROUTE	
—	MATCH LINE	
—	DRIVE APPROACH	ST-4, ST-4B
—	ADA RAMP	ST-5A, ST-5B, ST-5C, ST-5D, ST-5E
—	TRAIL	ST-15, (*4)

(*1) CULINARY & SECONDARY WATER LINES LESS THAN 12" TO BE GATE VALVES. LINES 12" & LARGER REQUIRE BUTTERFLY VALVES
(*2) SEE PLAN & PROFILE FOR SIZE & MATERIAL
(*3) SEE LANDSCAPE DESIGN FOR NUMBER OF CONDUITS & SIZES
(*4) SEE PLAN & PROFILE FOR WIDTH & DESIGN MATERIALS
(*5) SEWER SERVICE MINIMUM SLOPE 2%

LEI PROJECT #: 2023-0055
DRAWN BY: BLS/MJV/SKS
DESIGNED BY: GDM
SCALE: 1"=60'
DATE: 12/22/2025
SHEET
C-102