



**BENCHMARK**  
 FOUND ALUMINUM CAP MARKING THE SOUTH QUARTER CORNER OF SECTION 33, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN. ELEVATION = 5741.58'  
 BASIS OF BEARING  
 NORTH 89°45'55" EAST BETWEEN THE SOUTHWEST CORNER OF SECTION 33 AND THE SOUTH QUARTER CORNER OF SECTION 33, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SALT LAKE BASE AND MERIDIAN.  
 NORTHING 735584.47  
 EASTING 1672154.97



# LOT 180 HOME SITE LOT FEATURES MAP

October 2007

ACKNOWLEDGMENT  
 BY OWNER \_\_\_\_\_ DATE \_\_\_\_\_

- NOTES:
1. IMPROVEMENTS ARE SHOWN AT PROPOSED DESIGN LOCATIONS.
  2. CONTOUR INTERVAL EQUALS 2'.
  3. MAXIMUM DWELLING LIVING AREA IS SUBJECT TO THE CCR'S MINIMUM & MAXIMUM SQ. FT.
  4. ALL LOTS ARE SUBJECT TO A 10' PUBLIC UTILITY EASEMENT ON THE FRONT, SIDE, AND REAR YARD LOT LINE.
  5. IT IS RECOMMENDED THAT A SOILS ENGINEER BE CONSULTED TO PREPARE A GEOTECHNICAL REPORT FOR BUILDING FOOTING AND FOUNDATION DESIGNS.
  6. BEFORE CONSTRUCTION OF A DWELLING, IT IS RECOMMENDED THAT THE ELEVATION OF THE SEWER LATERAL STUBBED TO THE LOT BE VERIFIED.
  7. DRIVEWAYS CONSTRUCTED OVER DRAINAGE SWALES SHALL BE REQUIRED TO INSTALL A 12" MINIMUM DIAMETER RCP CULVERT.
  8. DISTURBABLE AREA IS RESTRICTED TO THE 10,000 SQ. FT. BUILDING PAD SHOWN ON THIS PLAN.
  9. A VISUAL ANALYSIS MAY BE REQUIRED IF IT IS DEEMED NECESSARY BY THE ARCHITECTURAL REVIEW COMMITTEE.
  10. ALL VEGETATION REMOVAL OUTSIDE OF THE DISTURBABLE AREA OR TRANSITION ZONE (ESTATE LOTS ONLY) MUST BE APPROVED BY THE ARCHITECTURAL REVIEW COMMITTEE PRIOR TO ANY CLEARING AND GRUBBING.



path: X:\649 Red Ledges\Planning-Engineering\03\_Design\Lot Feature Map\IP  
 file name: Lot\_180.dwg | plot date: September 28, 2007 | plotted by: djm