

# PRELIMINARY PLAT

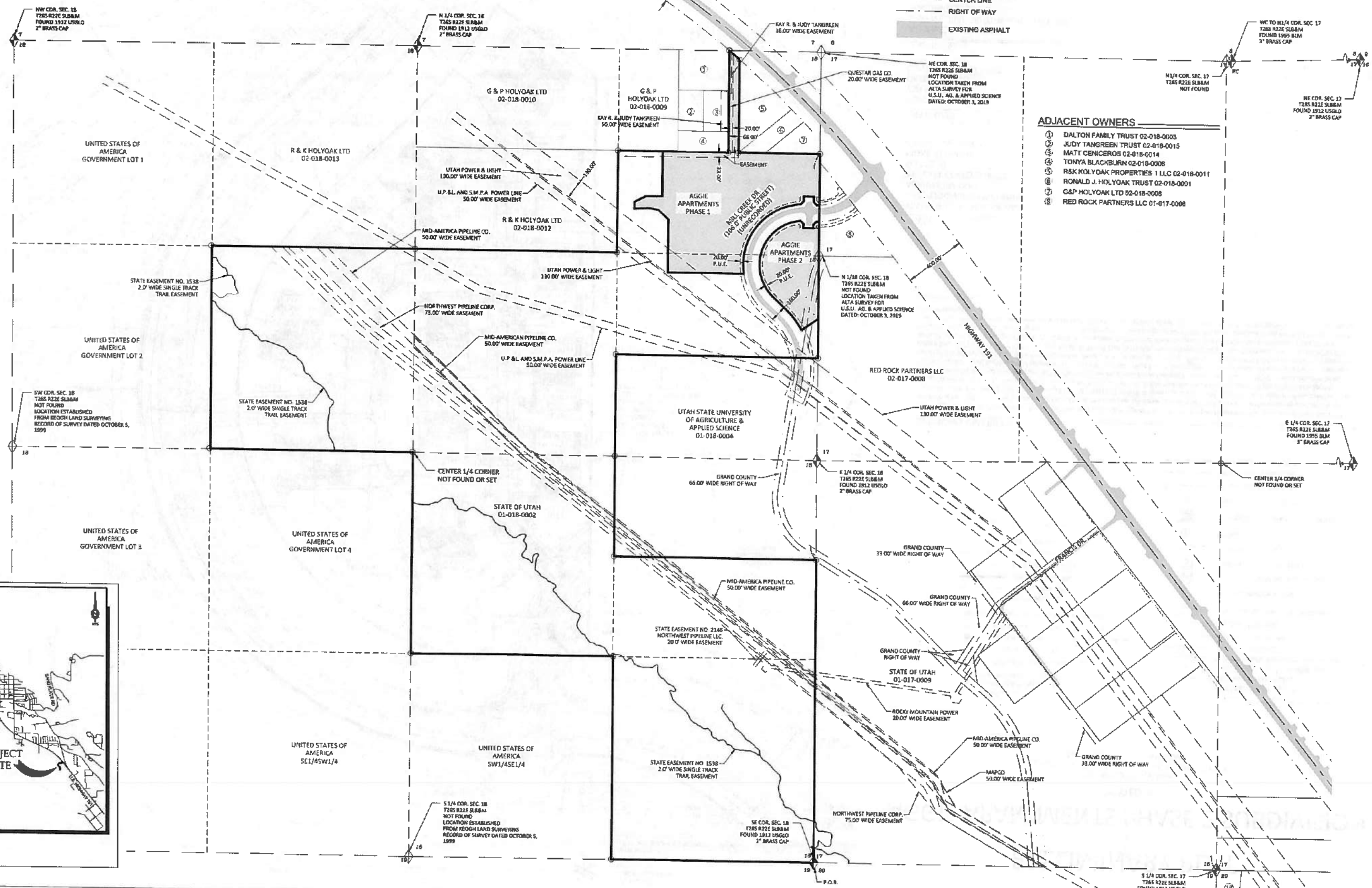
## FOR

### AGGIE APARTMENTS PHASE 2 SUBDIVISION

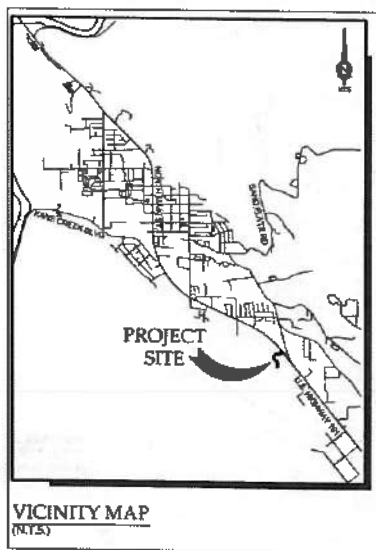
LOCATED IN  
 GRAND COUNTY, UTAH  
 SECTIONS 18 TOWNSHIP 26 SOUTH, RANGE 22 WEST  
 SALT LAKE BASE AND MERIDIAN

**LEGEND:**

◆ FOUND SECTION CORNER MONUMENTATION AS DESCRIBED	— S — EXISTING SEWER LINE
◇ NOT FOUND SECTION CORNER MONUMENTATION	— W — EXISTING WATER LINE
○ POINT NOT FOUND OR SET	— PO — EXISTING OVERHEAD POWER LINE
● FOUND ROSENBERG ASSOC. BOUNDARY MARKER	— POC — EXISTING UNDERGROUND POWER LINE
⊙ FOUND MONUMENTATION AS DESCRIBED	— GAS — EXISTING GAS LINE
⊕ LOC'DT RIGHT-OF-WAY MARKERS FOUND	— — — — — EXISTING STORM DRAIN
— SECTION LINES	
— 1/4 SECTION LINES	
— PROPERTY BOUNDARY	
— EXISTING EASEMENT	
— CENTER LINE	
— RIGHT OF WAY	
— EXISTING ASPHALT	



- ADJACENT OWNERS**
- ① DALTON FAMILY TRUST 02-018-0003
  - ② JUDY TANGREEN TRUST 02-018-0015
  - ③ MATT CENCEROS 02-018-0014
  - ④ TONYA BLACKBURN 02-018-0008
  - ⑤ R&K HOLYOAK PROPERTIES 1 LLC 02-018-0011
  - ⑥ RONALD J. HOLYOAK TRUST 02-018-0001
  - ⑦ G&P HOLYOAK LTD 02-018-0008
  - ⑧ RED ROCK PARTNERS LLC 01-017-0008



DATE: 2-23-22

JOB NUMBER: 4539-19

SCALE: 1" = 300'

DRAWN BY: JHC

CHECKED BY: MWB

DATE

REVISIONS

FILE NAME: Meash Apartments Pre Plat

**ALLIANCE CONSULTING**  
 A Planning and Engineering Firm

2303 N. Coral Canyon Blvd. Suite 201, Washington, Utah 84790-0577 Tel: (435) 873-3080 Fax: (435) 873-3085

PRELIMINARY PLAT  
 FOR  
 AGGIE APARTMENTS PHASE 2 SUBDIVISION  
 LOCATED IN SECTION 17 & 18  
 TOWNSHIP 26 SOUTH, RANGE 22 EAST S18&M,  
 CITY OF MOAB, GRAND CO., UTAH

N 1/4 COR. SEC. 18  
T26S R22E S18&M  
FOUND 1912 USGLO  
2" BRASS CAP

N88°41'07"E  
2615.03'

NE COR. SEC. 18  
T26S R22E S18&M  
NOT FOUND  
LOCATION TAKEN FROM  
ALTA SURVEY FOR  
U.S.U. AG. & APPLIED SCIENCE  
DATED: OCTOBER 3, 2019

# PRELIMINARY PLAT

## FOR AGGIE APARTMENTS PHASE 2 SUBDIVISION

LOCATED IN  
GRAND COUNTY, UTAH  
SECTIONS 18 TOWNSHIP 26 SOUTH, RANGE 22 WEST  
SALT LAKE BASE AND MERIDIAN

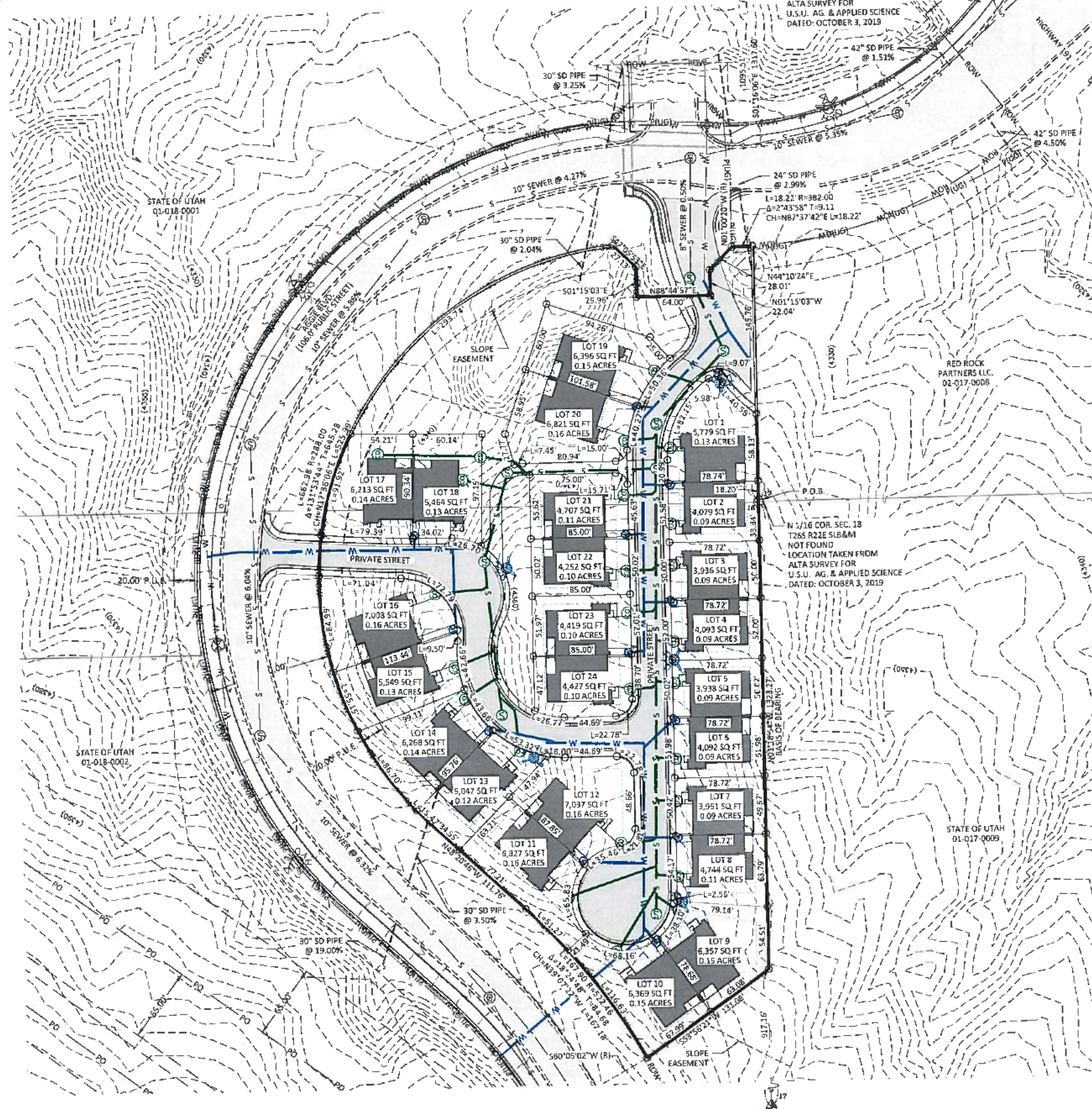
JOB NUMBER:	4539-19
SCALE:	1" = 50'
DRAWN BY:	JHC
CHECKED BY:	MWB
DATE:	
REVISIONS:	
FILE NAME:	Aggie Apartments Ph 2 Pre Plat

**ALLIANCE CONSULTING**  
A Planning and Engineering Firm

2303 N Coral Canyon Blvd, Suite 201, Washington, Utah 84790-0577  
Tel: (435) 673-8060 Fax: (435) 673-8065

PRELIMINARY PLAT  
FOR  
AGGIE APARTMENTS PHASE 2 SUBDIVISION  
LOCATED IN SECTION 17 & 18  
TOWNSHIP 26 SOUTH, RANGE 22 EAST S18&M,  
CITY OF MOAB, GRAND CO., UTAH

SHEET  
2  
OF 2 SHEETS



- LEGEND:**
- FOUND SECTION CORNER MONUMENTATION AS DESCRIBED
  - NOT FOUND SECTION CORNER MONUMENTATION
  - POINT NOT FOUND OR SET
  - FOUND ROSENBERG ASSOC. BOUNDARY MARKER
  - FOUND MONUMENTATION AS DESCRIBED
  - UDOT RIGHT-OF-WAY MARKERS FOUND
  - SECTION LINES
  - 1/4 SECTION BOUNDARY
  - EXISTING EASEMENT
  - CENTER LINE
  - RIGHT OF WAY
  - EXISTING ASPHALT
  - EXISTING 10" SEWER LINE
  - EXISTING 8" WATER LINE
  - EXISTING OVERHEAD POWER LINE
  - EXISTING UNDERGROUND POWER LINE
  - EXISTING GAS LINE
  - EXISTING STORM DRAIN
  - EXISTING BUILDING
  - EXISTING CULINARY FIRE HYDRANT
  - EXISTING WATER VALVE
  - EXISTING PRESSURE REDUCING VALVE
  - EXISTING SEWER MANHOLE
  - EXISTING UTILITY POLE
  - PROPOSED SMH
  - PROPOSED CULINARY FIRE HYDRANT
  - PROPOSED WATER METER
  - PROPOSED SEWER CLEANOUT
  - PROPOSED SEWER LINE
  - PROPOSED WATER LINE

**BOUNDARY DESCRIPTION:**

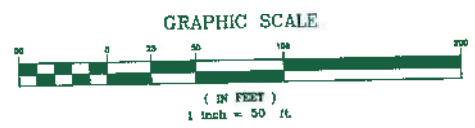
Beginning at the North 1/16 corner of Section 18 Township 26 South Range 22 East Salt Lake Base and Meridian said corner being North 01°18'54" West along the East section line a distance of 1323.27 feet from the East 1/4 corner of said Section 18 and running thence along said East section line South 01°18'54" East 406.11 feet; thence South 53°56'21" West 131.08 feet to a point on the Easterly Right of Way of Aggie Boulevard said point also being a point on the arc of a non-tangent curve to the left having a radius of 522.46 feet; thence along said Easterly Right of Way through the following nine (9) courses: Northwest 167.90 feet along the arc of said curve through a central angle of 18°24'48", the radial direction bears South 60°05'02" West; to the point of tangency; thence North 48°20'45" West 111.76 feet to the point of curvature of a curve to the right having a radius of 288.00 feet; thence Northeast 662.98 feet along the arc of said curve through a central angle of 131°53'44" to a point of non-tangency; thence South 47°05'53" East 27.13 feet; thence South 01°15'03" East 25.96 feet; thence North 88°44'57" East 64.00 feet; thence North 01°15'03" West 22.04 feet; thence North 44°10'24" East 28.01 feet to a point on the arc of a non-tangent curve to the left having a radius of 382.00 feet; thence Northeast 18.22 feet along the arc of said curve through a central angle of 02°43'58", the radial direction bears North 01°09'20" West, to a point of non-tangency said point being a point on said East section line; thence along said East section line South 01°16'08" East 222.09 feet to the point of beginning.

Contains 4.58 acres.

**OWNER**  
STATE OF UTAH SCHOOL AND  
INSTITUTIONAL TRUST LANDS  
ADMINISTRATION  
217 EAST CENTER STREET  
SUITE 230  
MOAB, UT 84532  
PHONE: 435-259-7417

**DEVELOPER**  
GWC CAPITAL  
730 N 1500 W  
OREM, UT 84059  
CONTACT: BROCK COLE

**ENGINEER**  
ALLIANCE CONSULTING  
2303 N CORAL CANYON BLVD SUITE 201  
WASHINGTON, UT 84780  
PHONE: (435) 673-8060  
ENGINEER: DELOSS HAMMON  
CONTACT: MIKE BRADSHAW  
mwb@allianceconsulting.us



E 1/4 COR. SEC. 18  
T26S R22E S18&M  
FOUND 1912 USGLO  
2" BRASS CAP