

BOUNDARY DESCRIPTION

BEGINNING AT A POINT WHICH IS NORTH 366.23 FEET AND EAST 130.02 FEET FROM THE NORTH QUARTER CORNER OF SECTION 34 TOWNSHIP 4 SOUTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN.

RUNNING THENCE N 29°49'00" W 180.97 FEET; THENCE N 07°00'07" E 183.29 FEET; THENCE N 44°31'42" E 381.60 FEET; THENCE S 34°22'21" E 404.66 FEET; THENCE S 55°34'17" W 492.32 FEET TO THE POINT OF BEGINNING.

CONTAINING: 165,631 SF OR 3.80 AC

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C1	SITE PLAN
C2	OVERALL UTILITY PLAN
C3	GRADING & DRAINAGE PLAN
C4	SWPPP
D1	CONSTRUCTION DETAILS
LS1-LS2	LANDSCAPE & IRRIGATION PLANS
MC2-MC3	MEDIAN LANDSCAPE & IRRIGATION PLANS

MICRON

SITE

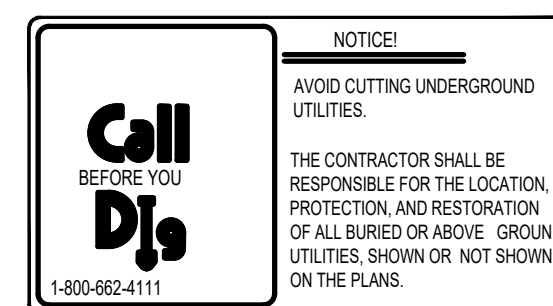
HIGHLAND BLVD.

S.R. 92 ALPINE HIGHWAY

North arrow pointing up.

1. ALL DEVELOPMENTS SHALL BE MAINTAINED IN CONFORMANCE WITH THE APPROVED SITE PLAN.
2. CONSTRUCTION TO CONFORM TO HIGHLAND CITY STANDARDS AND SPECIFICATIONS.
3. THERE ARE NO KNOWN WATERWAYS, WATER COURSES, WETLANDS, FLOOD ZONES, FAULT LINES, DEBRIS FLOWS, OR ROCKSLIDES LOCATED ON THIS PROPERTY.
4. THERE ARE NO IRRIGATION DITCHES ON THIS SITE THAT NEED TO BE MAINTAINED.
5. ALL UTILITY LINES LESS THAN 68KV SHALL BE UNDERGROUNDED WITH THE FIRST PHASE OF DEVELOPMENT.
6. ALL GROUND-MOUNTED EQUIPMENT SHALL BE CREENED / CONCEALED FROM STREET VIEW.
7. PLANTS LOCATED WITHIN REQUIRED SIGHT VISIBILITY TRIANGLES SHALL BE PRUNED REGULARLY TO PERMIT UNOBSTRUCTED VISION. PLANT MATERIAL SHALL BE MAINTAINED TO BE LOWER THE 3' (SHURBS) OR TALLER THAN 7' (BOTTOM OF TREE CANOPY)
8. ALL DEVELOPMENTS SHALL BE MAINTAINED IN CONFORMANCE WITH THE APPROVED SITE PLAN AND LANDSCAPE PLAN. ANY CHANGES THERETO SHALL REQUIRE APPROVAL OF HIGHLAND CITY.

INFORMATIONAL PURPOSES ONLY
 ~~ NOT FINAL ~~ NOT APPROVED ~~
 SUBJECT TO REVISION PRIOR TO APPROVAL



	SECTION CORNER MONUMENT
	PROPERTY LINE
	LOT LINE
	EASEMENT LINE
	EXISTING CURB & GUTTER
	2' CURB & GUTTER
	SIDEWALK

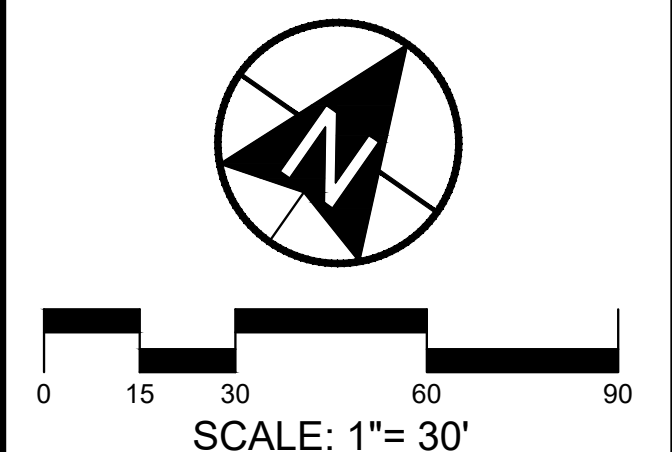
DEVELOPER

MEADOWBROOK LAND LLC

13615 GROVE DR

ALPINE, UT 84004

801.636.5643



REVISONS			SEAL
NO.	DATE	DESCRIPTION	
1			
2			
3			
4			
5			
6			
7			
ACTION			DATE
SITE PLAN			08/22/2025

PROJECT

**HIGHLAND
BUSINESS
PARK**

11274 N. HIGHLAND BLVD,
HIGHLAND, UT 84003

**PHASE 3
SITE PLAN
SUBMITTAL**

SHEET NAME	SHEET NUMBER
<i>SITE PLAN</i>	<i>C1</i>