GREAT BASIN 9

MAIN (801)394-4515 S.L.C (801)521-0222 FAX (801)392-7544 W W W . G R E A T B A S I N E N G I N E E R I N G . C O M

SURVEYOR'S CERTIFICATE The Summit at Ski Lake No. 13 I. Mark E. Babbitt, do hereby certify that I am a Registered Professional Land Surveyor in Narrative: the State of Utah, and that I hold Certificate No. 166484 in accordance with Title 58 Chapter At the request of Ray Bowden, owner and developer, we 22. Professional Engineers and Land Surveyors Licensing Act. I also do hereby certify that The have prepared this subdivision plat. Summit at Ski Lake No. 13, in Weber County, Utah has been correctly drawn to the designated scale and is a true and correct representation of the following description of lands included in The Basis of Bearings for this plat is South 89°36'57" East between the Brass Caps found at the Northwest corner and the said subdivision, based on data compiled from records in the Weber County Recorder's Office, LOT RESTRICTIONS A part of the North Half of Section 24, and of a survey made on the ground in accordance with Section 17-23-17. Monumented Lot North Quarter Corner of Section 24, Township 6 North, Range 1 All five lots are subject to Weber County Requirements East, Salt Lake Base & Meridian, U.S. Survey. corners have been set as shown on this drawing. per Definition 36B-2 of the Weber County Hillside I also certify that all the lots within The Summit at Ski Lake No. 13, in Weber County T6N, R1E, SLB & M., U.S. Survey Development Review Procedures and Standards. Note that the meet the frontage and area requirements of the Weber County Zoning Ordinance. Signed this 19th day of November "R" Lots are not restricted because of slope. but because 1. 10' wide Public Utility and Drainage Easements Weber County, Utah each side of Property line as indicated by of geologic concerns. dashed lines, except as otherwise shown. 2. 20' slope easements along frontage November 2015 Notice to purchasers of restricted "R" lots. Lots designated of lots as indicated by dashed lines, except as by the letter "R" after the lot number area restricted lots otherwise shown. and building development on such lots is subject to the 3. Centerline monuments to be set upon completion provisions of the Land Use Code. Approval of a restricted of improvements, as shown. lot does not augrantee the lot is buildable. A Hillside Review 4. Private Streets also serve as Public Utility Northwest corner of Section 24, as outlined in the Hillside Development Review Procedures T6N, R1E, SLB&M, U.S. Survey. and Standards chapter of the Land Use Code shall be done OWNER'S DEDICATION (Found Weber County 3 1/2" Brass to determine if a lot is buildable. LEGEND Cap Monument, Good Condition, 15" We, the undersigned owners of the herein described tract of land, do hereby set apart and subdivide - WCO 106-1-8(b)(4)abelow ground dated 2006) the same into lots and private street as shown on this plat, and name said tract The Summit at Ski Lake No S 89°36'57" E ● Set 5/8"ø Rebar (24" long) 2660.93' measured 13 and do hereby: dedicate and reserve unto themselves, their heirs, their grantees and assigns, a right of Graphic Scale (Basis of Bearing) way to be used in common with all others within said subdivision (and those adjoining subdivisions that may Notice to purchasers of lots with designated building areas. • Monument (to be set) be subdivided by the undersigned owners, their successors, or assigns) on, over and across all those portions Lots with designated "building areas" have been approved (2660.82' W.C.S.) or parts of said tract of land designated on said plat as Private Street (Private Right of Way) as access to subject to the condition that building development shall take (S 89°36'46" E W.C.S) the individual lots, to be maintained by The Summit at Ski Lake Owners Association whose membership place only within such designated areas. consists of said owners, their grantees, successors, or assigns, and also grant and dedicate a perpetual right - WCO 106-1-8(b)(4)a -North 1/4 corner of Section 24, and easement over, upon and under Private Streets and the lands designated hereof as sanitary sewer T6N, R1E, SLB&M, U.S. Survey (Rad.) Radial Line/Bearing easements, slope and public utility/drainage easements, the same to be used for the installation, maintenance (Found Weber County Brass Cap -(NR) Non-Radial Line/Bearing and operation of public utility service lines, storm drainage/detention facilities, sanitary sewer facilities, (1991) Good Condition. (at road surface) culinary waterline and facilities, structures, grading, or for the perpetual preservation of water drainage channels in their natural state whichever is applicable as may be authorized by the governing authority with P.U.E. Public Utility Easement no buildings or structures being erected within such easements. _ _ _ P.U.E. and Slope Easement Valley Enterprise Investment Company, LLC. CAP DETAIL The Summit at Ray Bowden — President 5393 East 3850 North A 5/8"ø rebar 24" long with plastic Ski Lake No. cap (see detail above) was set at Eden, UT. 84310 all property corners as shown. 52-R The Summit at Ski Lake No. 6 53-R Ray Bowden — President 57,000 sq.ft. 5393 East 3850 North Eden, UT. 84310 51-R N 80°58'37" 57,000 sq.ft. 6673 E ACKNOWLEDGMENT (Valley Enterprise Investment Company, LLC.) State of Utah County of Weber __T<u>=124</u>.88'__ __ _ · Clairetina The Summit at of Nov 2015 by Ray Bowden. Pfesident 50-R 47,400 sq.ff A Motory Public commissioned in Residing At: Roy Utah 54-R No. 11 Commission Expires: 11 24 2019 130,680 sq.ft. Utility Lot #1 ACKNOWLEDGMENT (Lakeview Water Company) 34,122 sq.ft. State of Utah County of Weber 89°45'09" S 85.59'50" W Street) The foregoing instrument was acknowledged before me this_ 2015 by Ray Bowden, President, Utility Lot #2 N 89°45'09"°N 43.57' " Residing At: Roy Water 27,516 sq.ft. S 0°14'51" N 89°45'09" W N 89°45'09" W -N 89°45'13" W 802.16' Commission Expires: 11 74 2019 - Found Rebar and Cap with T-Post Legends at Hawkins Creek Center of Section 24-Snowbasin Resort Company T6N, R1E, SLB&M, U.S. Survey (Found Weber County Monument BOUNDARY DESCRIPTION Dated 2005, Good Condition) A part of the North Half of Section 24, Township 6 North, Range 1 East, Salt Lake Base and Meridian, U.S. Survey: PROPERTY LINE CURVE DATA Beginning at the Center of Said Section 24 in Weber County, Utah; and running thence North <u>Buildable Area Bearing/Distance Data</u> 89°45'13" West 802.16 feet along the Western Quarter Section Line to the Southeast Corner of The Summit $\Delta = 21^{\circ}26'37''$ $\Delta = 20^{\circ}00'48''$ $\Delta = 26^{\circ}54'56''$ R = 360.00' R = 360.00' R = 25.00' $\Delta = 25^{\circ}04'51''$ at Ski Lake Subdivision No. 10, Weber County, Utah; thence North 6°29'09" West 294.70 feet along the S 68°11'52" E S 60°10'20" E S 18°24'31" W N 73°20'38" W 5 89°49'35" E 122.17' R = 470.00'R = 470.00'East Boundary Line of said Subdivision No. 10 to the South Boundary Line of The Summit at Ski Lake L = 134.73'L = 119.14Subdivision No. 6, Weber County, Utah; thence North 77°03'07" East 268.12 feet along the South Boundary 0' LC = 118.82' LC = 133.95' LC = 125.11' W N 57°24'35" W N 60°52'11" W N 81°35'53" W Lines of No. 5 and 6 of The Summit at Ski Lake Subdivision, Weber County, Utah; thence North 64°40'26' S 73*53'36" E 43.33' V 60°09'40" W East 351.81 feet along the South Boundary Line of No. 5 and 3 of The Summit at Ski Lake Subdivision, $\Delta = 114^{\circ}30'19'' \quad \Delta = 156^{\circ}58'34'' \quad \Delta = 19^{\circ}08'27'' \\ R = 55.00' \quad R = 55.00' \quad R = 25.00'$ Weber County, Utah; thence South 69°23'59" East 652.94 feet along the South Boundary Line of The $\Delta = 36^{\circ}30'25''$ 4 = 8°55'06" Summit at Ski Lake Subdivision No. 4, Weber County, Utah, to the West Boundary Line of The Summit at S 83°24'41" E S 73°23'53" E S 2°29'07" W N 78°38'18" W OGDEN VALLEY TOWNSHIP L = 150.69' LC = 107.79'L = 8.35L = 15.93WEBER COUNTY ATTORNEY L = 109.92Ski Lake Subdivision No. 11, Weber County, Utah; thence South 2°29'07" West 278.85 feet along Said West PLANNING COMMISSION Boundary Line to the Eastern Quarter Section Line; thence North 89°45'09" West 342.95 feet along said N 42°19'05" E N 70°08'31" I have examined the financial guarantee and S 68°45'52" E N 75°03'48" W N 67°16'33" W N 25°19'42" E 83.87' 88 39' other documents associated with this subdivision plat This is to certify that this subdivision plat was Eastern Quarter Section Line to the Point of Beginning. duly approved by the Ogden Valley Township Planning and in my opinion they conform with the County $\Delta = 11^{\circ}15'23'' \quad \Delta = 39^{\circ}36'16''$ $\Delta = 30^{\circ}12'01''$ Ordinance applicable thereto and now in force and Commission on the 24TH day of NOVEMBER 2015. Chair, Ogden Valley Township Planning Commission L = 58.94L = 366.35 $LC = 359.10^{\circ}$ LC = 58.84S 76°30'16" E S 55°46'34" E S 69°57'01" Each home will need: 1. Booster pump for culinary water. 2. Fire Sprinkler system with booster pump. WEBER 3. Generator to handle pump. 4. Backflow preventor. COUNTY RECORDER CENTERLINE CURVE DATA WEBER COUNTY SURVEYOR WEBER COUNTY ENGINEER ENTRY NO.2770168 WEBER COUNTY COMMISSION ACCEPTANCE I hereby certify that the Weber County Surveyor's Office $\Delta = 41^{\circ}27'24''$ $\Delta = 39^{\circ}36'16''$ R = 330.00' R = 500.00'I hereby certify that the required public This is to certify that this subdivision plat, the dedication _____FILED FOR RECORD AND Valley Enterprise Investment Company, LLC. has reviewed this plat for mathematical correctness, section of streets and other public ways and financial guarantee of RECORDED 18-DEC-2015 improvement standards and drawings for this Ray Bowden - President corner data, and for harmony with the lines and monuments L = 345.61° subdivision conform with County standards and the public improvements associated with this subdivision, thereon 12:44 IN BOOK 78 OF OFFICIAL RECORDS, PAGE 57 . RECORDEL 5393 East 3850 North LC = 233.60 LC = 338.77' N 70°52'35" W N 69°57'01" W on record in the County offices. The approval of this plat by amount of the financial guarantee is sufficient for are hereby approved and accepted by the Commissioners of Eden, UT. 84310 the Weber County Surveyor does not relieve the Licensed Land the installation of these improvements. Weber County, Utah this day of for valley enterprises investmen Surveyor who executed this plat from the responsibilities Signed this 18 day of DECEMBER , 2015 and/or liabilities associated therewith.

WEBER COUNTY RECORDER

SARA YOUNG

LEANN H KILTS

Signed this 11th day of November, 2015.

Chair Weber County Commission