

# Weber County Subdivision Application

All subdivisions submittals will be accepted by appointment only. (801) 399-8791. 2380 Washington Blvd. Suite 240, Ogden, UT 84401

Date Submitted/Completed 08/24/2017	Fees (Office Use)	Receipt Number (Office Use)	File Number (Office Use)
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## Subdivision and Property Information

Subdivision Name ELKHORN, PHASE 2		Number of Lots 2
Approximate Address 5453 WAPITI CIRCLE, EDEN, UT	Land Serial Number(s) 22-130-0013 22-130-0014	
Current Zoning	Total Acreage 1.28 Acres	
Culinary Water Provider Wolf Creek water & sewer	Secondary Water Provider same	Wastewater Treatment same

## Property Owner Contact Information

Name of Property Owner(s) TERRY & LINDA SPALLINO		Mailing Address of Property Owner(s) PO BOX 1156 EDEN, UT 84310
Phone 801-694-7271	Fax	
Email Address tjspallino@gmail.com	Preferred Method of Written Correspondence <input checked="" type="checkbox"/> Email <input type="checkbox"/> Fax <input type="checkbox"/> Mail	

## Authorized Representative Contact Information

Name of Person Authorized to Represent the Property Owner(s)		Mailing Address of Authorized Person
Phone	Fax	
Email Address	Preferred Method of Written Correspondence <input type="checkbox"/> Email <input type="checkbox"/> Fax <input type="checkbox"/> Mail	

## Surveyor/Engineer Contact Information

Name or Company of Surveyor/Engineer Gardner Engineering		Mailing Address of Surveyor/Engineer
Phone 801-476-0202	Fax	
Email Address	Preferred Method of Written Correspondence <input type="checkbox"/> Email <input type="checkbox"/> Fax <input type="checkbox"/> Mail	

## Property Owner Affidavit


I (We), Terry & Linda Spallino, depose and say that I (we) am (are) the owner(s) of the property identified in this application and that the statements herein contained, the information provided in the attached plans and other exhibits are in all respects true and correct to the best of my (our) knowledge. I (we) acknowledge that during the subdivision review process, it may be determined that additional requirements, covenants and/or agreements may be required to be constructed or entered into.

[Signature]  
(Property Owner)

[Signature]  
(Property Owner)

Subscribed and sworn to me this 24 day of August, 2017

[Signature]  
(Notary)



# Authorized Representative Affidavit

I (We), \_\_\_\_\_, the owner(s) of the real property described in the attached application, do authorized as my (our) representative(s), \_\_\_\_\_, to represent me (us) regarding the attached application and to appear on my (our) behalf before any administrative or legislative body in the County considering this application and to act in all respects as our agent in matters pertaining to the attached application.

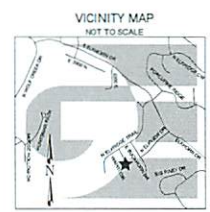
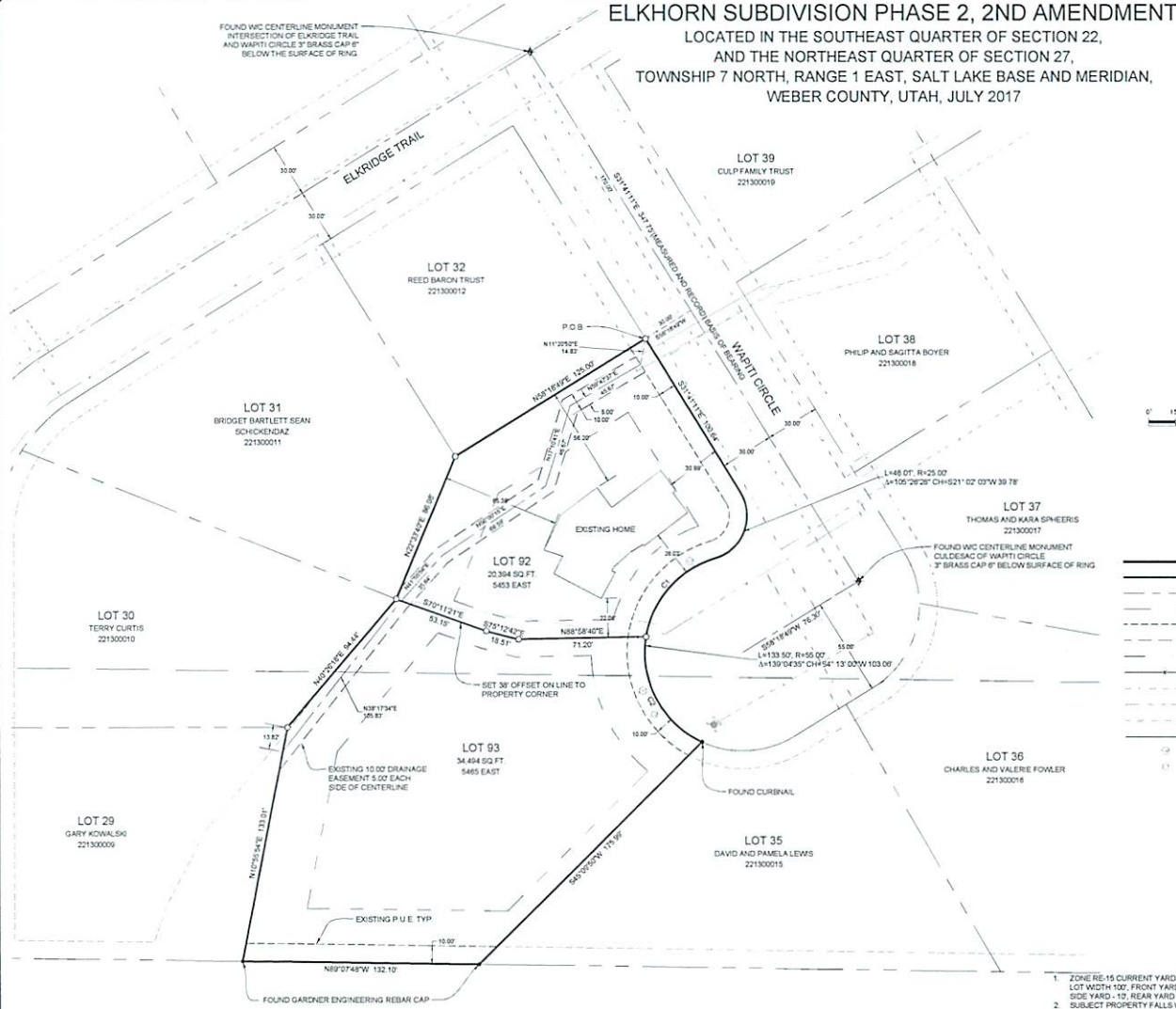
\_\_\_\_\_  
(Property Owner)

\_\_\_\_\_  
(Property Owner)

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, personally appeared before me \_\_\_\_\_, the signer(s) of the Representative Authorization Affidavit who duly acknowledged to me that they executed the same.

\_\_\_\_\_  
(Notary)

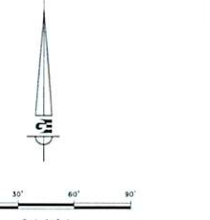
# ELKHORN SUBDIVISION PHASE 2, 2ND AMENDMENT LOCATED IN THE SOUTHEAST QUARTER OF SECTION 22, AND THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, WEBER COUNTY, UTAH, JULY 2017



**BOUNDARY DESCRIPTION**

A PART OF THE SOUTHEAST QUARTER OF SECTION 22 AND THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 7 NORTH, RANGE 1 WEST OF THE SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTH WESTERLY RIGHT-OF-WAY LINE OF WAPITI CIRCLE BEING LOCATED SOUTH 31°41'11" EAST 170.00 FEET ALONG THE MONUMENTED CENTERLINE OF ELKRIDGE TRAIL AND SOUTH 58°18'49" WEST 30.00 FEET FROM THE CENTERLINE MONUMENT AT THE INTERSECTION OF ELKRIDGE TRAIL AND WAPITI CIRCLE RUNNING THENCE ALONG SAID SOUTH WESTERLY RIGHT-OF-WAY LINE THE FOLLOWING THREE (3) COURSES: (1) SOUTH 31°41'11" EAST 100.04 FEET; (2) ALONG THE ARC OF A 200 FOOT RADIUS CURVE TO THE RIGHT 45.01 FEET, HAVING A CENTRAL ANGLE OF 105°29'25"; CHORD BEARS SOUTH 21°02'03" WEST 39.78 FEET; (3) ALONG THE ARC OF A 35.00 FOOT RADIUS CURVE TO THE LEFT 133.50 FEET, HAVING A CENTRAL ANGLE OF 130°04'35"; CHORD BEARS SOUTH 41°13'00" WEST 103.88 FEET TO THE NORTHWEST CORNER OF LOT 35 OF THE ELKHORN SUBDIVISION PHASE 2, THENCE ALONG THE WESTERLY LINE OF SAID LOT 35 SOUTH 45°09'50" WEST 175.69 FEET TO THE SOUTH BOUNDARY OF THE ELKHORN SUBDIVISION PHASE 2; THENCE ALONG SAID SOUTH BOUNDARY LINE NORTH 60°07'48" WEST 132.50 FEET TO THE SOUTHWEST CORNER OF LOT 29 OF ELKHORN SUBDIVISION PHASE 2; THENCE ALONG THE EAST LINE OF SAID LOT 29 NORTH 10°50'04" EAST 133.01 FEET TO THE SOUTHEAST CORNER OF LOT 30 OF ELKHORN SUBDIVISION PHASE 2; THENCE ALONG THE EASTERLY LINE OF SAID LOT 30 NORTH 40°28'18" EAST 64.44 FEET TO THE SOUTHEAST CORNER OF LOT 31 OF SAID ELKHORN RIDGE SUBDIVISION PHASE 2; THENCE ALONG THE EASTERLY LINE OF SAID LOT 31 NORTH 22°33'42" EAST 66.08 FEET TO THE SOUTH WESTERLY CORNER OF LOT 32 OF THE ELKHORN SUBDIVISION PHASE 2; THENCE ALONG THE SOUTH WESTERLY LINE OF SAID LOT 32 NORTH 58°18'49" EAST 120.00 FEET TO THE POINT OF BEGINNING, CONTAINING 54,889.50 SQ FT OR 1.26 AC MORE OR LESS AND TWO (2) LOTS.



**SURVEYOR'S CERTIFICATE**

I, KLINT H. WHITNEY, DO HEREBY CERTIFY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH AND THAT I HOLD CERTIFICATE NO. 8227228 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS I HAVE COMPLETED A SURVEY OF THE PROPERTY AS SHOWN AND DESCRIBED ON THIS PLAN, AND HAVE SUBDIVIDED SAID PROPERTY INTO LOTS AND STREETS, TOGETHER WITH EASEMENTS HEREAFTER TO BE KNOWN AS ELKHORN SUBDIVISION PHASE 2, 2ND AMENDMENT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS; THAT THE REFERENCE MONUMENTS SHOWN HEREON ARE LOCATED AS INDICATED AND ARE SUFFICIENT TO REINSTATE OR REESTABLISH THIS SURVEY; THAT ALL LOTS MEET THE REQUIREMENTS OF THE LAND USE CODE; AND THAT THE INFORMATION SHOWN HEREIN IS SUFFICIENT TO ACCURATELY ESTABLISH THE LATERAL BOUNDARIES OF THE HEREIN DESCRIBED TRACT OF REAL PROPERTY.

SIGNED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2017.

Klint H. Whitney, PLS No. 8227228

- LEGEND**
- ◆ WEBER COUNTY CENTERLINE MONUMENT AS NOTED
  - SET 2" REBAR AND CAP MARKED GARDNER ENGINEERING
  - FOUND PROPERTY CORNER AS NOTED
  - SUBDIVISION BOUNDARY
  - ADJACENT PARCEL
  - - - SECTION LINE
  - - - PUBLIC UTILITY AND DRAINAGE EASEMENT
  - - - DRAINAGE EASEMENT
  - - - SETBACK LINE
  - - - EXISTING FENCE LINE
  - - - EXISTING WATER LINE
  - - - EXISTING SEWER LINE
  - - - EXISTING SECONDARY WATER LINE
  - EXISTING BUILDING
  - EXISTING WATER STUB
  - EXISTING SEWER STUB

**OWNER'S DEDICATION**

I, THE UNDERSIGNED OWNER OF THE HEREON DESCRIBED TRACT OF LAND, HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS, PARCELS AND STREETS AS SHOWN ON THIS PLAN AND NAME SAID TRACT

**ELKHORN SUBDIVISION PHASE 2, 2ND AMENDMENT**

AND HEREBY DEDICATE, GRANT AND CONVEY TO WEBER COUNTY, UTAH ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS STREETS, THE SAME TO BE USED AS PUBLIC THOROUGHFARES FOREVER, AND ALSO GRANT AND DEDICATE A PERPETUAL EASEMENT OVER, UPON AND UNDER THE LANDS DESIGNATED ON THE PLAN AS PUBLIC UTILITY, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES, STORAGE FACILITIES OR FOR THE PERPETUAL PRESERVATION OF WATER DRAINAGE CHANNELS IN THEIR NATURAL STATE, WHEREVER IS APPLICABLE AS MAY BE AUTHORIZED BY WEBER COUNTY, UTAH, WITH NO BUILDINGS OR STRUCTURES BEING ERRECTED WITHIN SUCH EASEMENTS.

SIGNED THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2017

By: Terry J. Spalino  
By: Linda J. Spalino

**ACKNOWLEDGEMENT**

STATE OF UTAH )  
COUNTY OF WEBER )

On this \_\_\_\_ day of \_\_\_\_\_, 2017, before me \_\_\_\_\_, A Notary Public, personally appeared Terry J. Spalino and Linda J. Spalino, Husband and Wife as joint tenants. Proved on the basis of satisfactory evidence to be the persons whose names (names) subscribed to this instrument, and acknowledged (that they) executed the same. Witness my hand and official seal.

- NOTES**
1. ZONE RE-15 CURRENT YARD SETBACKS: MINIMUM AREA - 15,000 SQ FT, MINIMUM LOT WIDTH 100', FRONT YARD SETBACK - 30', SIDE/FACING STREET SETBACK - 20', SIDE YARD - 12', REAR YARD 30'
  2. SUBJECT PROPERTY FALLS WITHIN FEMA FLOOD ZONE "OTHER NOT DEFINED" - AREAS DETERMINED TO BE OUTSIDE THE 0.1% ANNUAL CHANCE FLOODPLAIN PER FEMA MAP NO. 480570220F, WITH AN EFFECTIVE DATE OF DECEMBER 16, 2005.

STAMP \_\_\_\_\_ NOTARY PUBLIC \_\_\_\_\_

<p><b>WEBER COUNTY SURVEYOR</b></p> <p>HEREBY CERTIFY THAT THE WEBER COUNTY SURVEYOR'S OFFICE HAS REVIEWED THIS PLAN AND ALL CONDITIONS FOR APPROVAL. BY THIS OFFICE HAS BEEN ENTERED. THE APPROVAL OF THIS PLAN BY THE WEBER COUNTY SURVEYOR DOES NOT RELIEVE THE LICENSED LAND SURVEYOR WHO EXECUTED THIS PLAN FROM THE RESPONSIBILITIES AND OBLIGATIONS ASSOCIATED THEREWITH.</p> <p>SIGNED THIS ____ DAY OF _____, 2017.</p> <p>_____ COUNTY SURVEYOR</p>	<p><b>WEBER COUNTY ATTORNEY</b></p> <p>I HAVE EXAMINED THE FINANCIAL GUARANTEE AND OTHER DOCUMENTS ASSOCIATED WITH THIS SUBDIVISION PLAN AND IN MY OPINION THEY CONFORM WITH THE COUNTY ORDINANCE APPLICABLE TO THIS AND NOW IN FORCE AND EFFECT.</p> <p>SIGNED THIS ____ DAY OF _____, 2017.</p> <p>_____ COUNTY ATTORNEY</p>	<p><b>WEBER COUNTY ENGINEER</b></p> <p>HEREBY CERTIFY THAT THE REQUIRED PUBLIC IMPROVEMENT STANDARDS AND DRAWINGS FOR THIS SUBDIVISION CONFORM WITH COUNTY STANDARDS AND THE AMOUNT OF THE FINANCIAL GUARANTEE IS SUFFICIENT FOR THE INSTALLATION OF THESE IMPROVEMENTS.</p> <p>SIGNED THIS ____ DAY OF _____, 2017.</p> <p>_____ COUNTY ENGINEER</p>	<p><b>WEBER COUNTY COMMISSION ACCEPTANCE</b></p> <p>THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAN, THE DEDICATION OF STREETS AND OTHER PUBLIC IMPROVEMENTS ASSOCIATED WITH THIS SUBDIVISION THEREON ARE HEREBY APPROVED AND ACCEPTED BY THE COMMISSIONERS OF WEBER COUNTY, UTAH.</p> <p>SIGNED THIS ____ DAY OF _____, 2017.</p> <p>_____ CHAIRMAN, WEBER COUNTY COMMISSION</p> <p>ATTEST: _____ NAME/TITLE</p>	<p><b>WEBER COUNTY PLANNING COMMISSION APPROVAL</b></p> <p>THIS IS TO CERTIFY THAT THIS SUBDIVISION WAS DULY APPROVED BY THE WEBER COUNTY PLANNING COMMISSION.</p> <p>SIGNED THIS ____ DAY OF _____, 2017.</p> <p>_____ CHAIRMAN, WEBER COUNTY PLANNING COMMISSION</p>	<p><b>WEBER-MORGAN HEALTH DEPARTMENT</b></p> <p>I DO HEREBY CERTIFY THAT THE SOIL PERCOLATION RATES AND SITE CONDITIONS FOR THIS SUBDIVISION HAVE BEEN INVESTIGATED BY THIS OFFICE AND ARE APPROVED FOR ON-SITE WASTEWATER DISPOSAL SYSTEMS.</p> <p>SIGNED THIS ____ DAY OF _____, 2017.</p> <p>_____ DIRECTOR, WEBER-MORGAN HEALTH DEPT.</p>
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**NARRATIVE**

THE PURPOSE OF THIS SURVEY WAS TO CREATE A TWO LOT SUBDIVISION ON THE PROPERTY AS SHOWN AND DESCRIBED HEREON. THE SURVEY WAS ORDERED BY TERRY SPALINO. THE CONTROL USED TO ESTABLISH THE BOUNDARY WAS THE EXISTING WEBER COUNTY SURVEY MONUMENTATION AS SHOWN AND NOTED HEREON. CURRENT VESTING DEED RECORDED AS ENTRY NO. 1649241 AND DEDICATED TO BE RECORDED AS ENTRY NO. 1415949 AS WELL AS EXISTING PROPERTY CORNERS AS SHOWN AND NOTED HEREON WERE ALSO USED TO ESTABLISH THE BOUNDARY. THE BASIS OF BEARING IS THE CENTERLINE OF WAPITI CIRCLE WHICH BEARS SOUTH 31°41'11" EAST WEBER COUNTY, UTAH NORTH AND IS STATE PLANE GRID BEARING.

DEVELOPER NAME: ACCESS OGDEN UT 84401 RC-XXXX-XXX	S1	<b>COUNTY RECORDER</b> ENTRY NO. _____ FEE PAID _____ FILED FOR AND RECORDED _____ AT _____ IN BOOK _____ OF OFFICIAL RECORDS, PAGE _____ RECORDED FOR _____ COUNTY RECORDER _____ BY: _____
 <b>GARDNER ENGINEERING</b> CIVIL-LAND PLANNING MUNICIPAL-LAND SURVEYING 8120 SOUTH 375 EAST OGDEN, UT OFFICE: 801-474-5400 FAX: 801-472-0366		

SOURCE: AMES SURVEYING, 1775 NORTH 2000 EAST, SALT LAKE CITY, UTAH 84119



**Weber County Corporation**

Weber County  
2380 Washington Blvd  
Ogden UT 84401

**Customer Receipt**

Receipt Number **54214**

**Receipt Date**  
**09/07/17**

Received From:  
Terry J Spallino

Time: 08:13  
Clerk: tbennett

Description	Comment	Amount
Elkhorn Phase 2	Elkhorn Phase 2	\$570.00
Elkhorn Phase 2	Elkhorn Phase 2	\$450.00
Elkhorn Phase 2	Elkhorn Phase 2	\$280.00

Payment Type	Quantity	Ref	Amount
CHECK		4166	

AMT TENDERED: \$1,300.00  
 AMT APPLIED: \$1,300.00  
 CHANGE: \$0.00