

# 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	Fees (Office Use)	Receipt Number (Office Use)	File Number (Office Use)
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## Subdivision and Property Information

Subdivision Name <b>JOHN PRICE SUBDIVISION</b>		Number of Lots <b>1</b>
Approximate Address <b>650 S. 7900 W.</b>		Land Serial Number(s) <b>10-37-0038</b>
Current Zoning <b>M-1</b>	Total Acreage <b>2, 20 Acre parent</b>	
Culinary Water Provider <b>West Wrenn Water</b>	Secondary Water Provider <b>WELL</b>	Wastewater Treatment <b>SEPTIC</b>

## Property Owner Contact Information

Name of Property Owner(s) <b>John Price</b>		Mailing Address of Property Owner(s)
Phone <b>801-391-7169</b>	Fax	
Email Address <b>jprice-4@hotmail.com</b>		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 <b>GARDNER ENGINEERING</b>		Mailing Address of Surveyor/Engineer <b>5150 SOUTH 315 EAST OGDEN, UT</b>
Phone <b>801-476-0202</b>	Fax	
Email Address <b>klint@gecivil.com</b>		Preferred Method of Written Correspondence <input type="checkbox"/> Email <input type="checkbox"/> Fax <input type="checkbox"/> Mail

## Property Owner Affidavit

I (We), John Price, 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)

(Property Owner)



Subscribed and sworn to me this 19 day of May, 2018

[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)

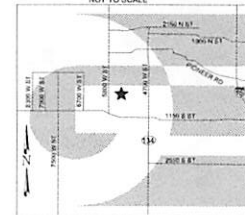
\_\_\_\_\_  
(Property Owner)

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)

JOHN PRICE SUBDIVISION  
LOCATED IN THE SOUTHEAST QUARTER OF SECTION 15,  
TOWNSHIP 6 NORTH, RANGE 3 WEST, SALT LAKE BASE AND MERIDIAN,  
WEBER COUNTY, UTAH  
MAY 2018

VICINITY MAP  
NOT TO SCALE



BOUNDARY DESCRIPTION

A PART OF THE NORTHEAST QUARTER OF SECTION 15, TOWNSHIP 6 NORTH, RANGE 3 WEST OF THE SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT ON THE SOUTHWEST CORNER OF LOT 1, LOCATED NORTH 0°29'13" EAST 1321.54 FEET ALONG THE WEST SECTION LINE OF SAID SECTION 15 AND NORTH 89°00'00" WEST 643.98 FEET FROM THE SOUTHWEST QUARTER CORNER, RUNNING THENCE NORTH 0°35'00" EAST 235.18 FEET; THENCE SOUTH 89°24'54" EAST 236.20 FEET; THENCE SOUTH 0°47'12" WEST 236.20 FEET; THENCE NORTH 89°12'48" WEST 195.16 FEET TO THE POINT OF BEGINNING. CONTAINS 2.00 ACRES.

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 84, 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 plat and have subdivided said property into lots and streets, together with easements, hereafter to be known as JOHN PRICE SUBDIVISION 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 RETRACE 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 \_\_\_\_ 2018.



OWNER'S DEDICATION

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

JOHN PRICE SUBDIVISION

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 PLAT AS PUBLIC UTILITY, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES, STORM DRAINAGE FACILITIES OR FOR THE PERPETUAL PRESERVATION OF WATER DRAINAGE CHANNELS IN THEIR NATURAL STATE WHICHEVER IS APPLICABLE AS MAY BE AUTHORIZED BY WEBER COUNTY, UTAH, WITH NO BUILDINGS OR STRUCTURES BEING ERECTED WITHIN SUCH EASEMENTS.

SIGNED THIS \_\_\_\_ DAY OF \_\_\_\_ 2018.

BY: \_\_\_\_\_

ACKNOWLEDGEMENT

STATE OF UTAH )  
COUNTY OF WEBER )

On this \_\_\_\_ day of \_\_\_\_ 2018, personally appeared before me \_\_\_\_\_, whose identity is personally known to me (or proven on the basis of satisfactory evidence) and who by me duly sworn/affirmed, did say that he/she is the \_\_\_\_\_ of \_\_\_\_\_, and that said document was signed by \_\_\_\_\_ in behalf of said Corporation by Authority of its Bylaws, or (Resolution of its Board of Directors), and said \_\_\_\_\_ acknowledged to me that said Corporation executed the same.

STAMP

NOTARY PUBLIC

SOIL EVALUATION INFO

An evaluation of the site and soils at the above-referenced address was completed by staff of this office on April 24, 2018. The exploration pits are located at the referenced GPS coordinate and datum. The soil texture and structure, as classified using the USDA system, are as follows:

Exploration Pit #1 (UTM Zone 12T, NAD 83, 402124E 456762N)  
0-8" Sandy loam, granular texture  
8-38" Loamy sandy, weakly massive structure  
38" Ground water encountered

Soil log No. 14661

NOTES

1. ZONE A-3 CURRENT YARD SETBACKS: 30 REAR / 30 FRONT / 10 MIN. 24 COMBINED SIDE YARD. SIDE FACING STREET ON CORNER LOT 20.
2. SUBJECT PROPERTY FALLS WITHIN FEMA FLOOD ZONE "X" - AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN, PER FEMA MAP NO. 49050175E WITH AN EFFECTIVE DATE OF DECEMBER 16, 2005.
3. EXISTING BUILDINGS ARE TO BE REMOVED PRIOR TO SITE DEVELOPMENT.

AGRICULTURAL NOTE:  
AGRICULTURE IS THE PREFERRED USE IN THE AGRICULTURE ZONES. AGRICULTURE OPERATIONS AS SPECIFIED IN THE ZONING ORDINANCE FOR A PARTICULAR ZONE ARE PERMITTED AT ANY TIME INCLUDING THE OPERATION OF FARM MACHINERY AND NO ALLOWED AGRICULTURE USE SHALL BE SUBJECT TO RESTRICTION ON THAT IT INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION.

REMAINDER PARCEL  
NOT APPROVED FOR DEVELOPMENT  
AT THIS TIME  
100370038  
18.19 ACRES

LEGEND

- ◆ WEBER COUNTY MONUMENT AS NOTED
- SET 24" REBAR AND CAP MARKED GARDNER ENGINEERING
- SUBDIVISION BOUNDARY
- LOT LINE
- ADJACENT PARCEL
- SECTION LINE
- - - EASEMENT
- EXISTING FENCE LINE
- EXISTING WATER LINE
- EXISTING IRRIGATION LINE
- EXISTING STORM DRAIN
- EXISTING SANITARY SEWER
- EXISTING OVERHEAD POWER
- EXISTING GAS LINE
- EXISTING WATER METER
- EXISTING WATER MANHOLE
- EXISTING FIRE HYDRANT
- EXISTING WATER VALVE
- EXISTING STORM MANHOLE
- EXISTING CATCH BASIN
- EXISTING SEWER MANHOLE

WEBER COUNTY SURVEYOR

I HEREBY CERTIFY THAT THE WEBER COUNTY SURVEYOR'S OFFICE HAS REVIEWED THIS PLAT FOR MATHEMATICAL CORRECTNESS, SECTION CORNERS, DATA, AND FOR HARMONY WITH LINES AND MONUMENTS DIVIDING IN COUNTY OFFICES. THE APPROVAL OF THIS PLAT BY THE WEBER COUNTY SURVEYOR DOES NOT GUARANTEE THE ACCURACY OF THE SURVEYOR'S MEASUREMENTS OR THE INFORMATION ASSOCIATED THEREWITH.

SIGNED THIS \_\_\_\_ DAY OF \_\_\_\_ 2018.

COUNTY SURVEYOR

WEBER COUNTY ATTORNEY

I HAVE EXAMINED THE FINANCIAL GUARANTEES AND OTHER DOCUMENTS ASSOCIATED WITH THIS SUBDIVISION PLAT AND IN MY OPINION THEY COMPLY WITH THE COUNTY ORDINANCE APPLICABLE THERE TO AND NOW IN FORCE, AND I DO NOT

SIGNED THIS \_\_\_\_ DAY OF \_\_\_\_ 2018.

COUNTY ATTORNEY

WEBER COUNTY ENGINEER

I HEREBY CERTIFY THAT THE REQUIRED PUBLIC IMPROVEMENT STANDARDS AND DRAWINGS FOR THIS SUBDIVISION CONFORM WITH COUNTY STANDARDS AND THE AMOUNT OF THE FINANCIAL GUARANTEES IS SUFFICIENT FOR THE INSTALLATION OF THESE IMPROVEMENTS.

SIGNED THIS \_\_\_\_ DAY OF \_\_\_\_ 2018.

COUNTY ENGINEER

WEBER COUNTY COMMISSION ACCEPTANCE

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT, THE DEDICATION OF STREETS AND OTHER PUBLIC RIGHTS AND FINANCIAL GUARANTEES OF PUBLIC IMPROVEMENTS ASSOCIATED WITH THIS SUBDIVISION INCLUDING HEREIN APPROVED AND ACCEPTED BY THE COMMISSIONERS OF WEBER COUNTY, UTAH.

SIGNED THIS \_\_\_\_ DAY OF \_\_\_\_ 2018.

CHAIRMAN, WEBER COUNTY COMMISSION

WEBER COUNTY PLANNING COMMISSION APPROVAL

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS SUBMITTED TO THE WEBER COUNTY PLANNING COMMISSION.

SIGNED THIS \_\_\_\_ DAY OF \_\_\_\_ 2018.

CHAIRMAN, WEBER COUNTY PLANNING COMMISSION

WEBER - MORGAN HEALTH DEPARTMENT

I DO HEREBY CERTIFY THAT THE SOLE POLLUTION CONTROL AND SITE CONDITION ON THIS SUBDIVISION HAS BEEN INVESTIGATED BY THIS OFFICE AND HAS APPROVED FOR DISPOSAL.

SIGNED THIS \_\_\_\_ DAY OF \_\_\_\_ 2018.

DIRECTOR, WEBER-MORGAN HEALTH DEPT.

<b>DEVELOPER:</b> John Price 650 S 7900 W OGDEN, UT 84404 801-391-7169	<b>S1</b> <b>1</b>	<b>COUNTY RECORDER</b>	
		ENTRY NO. _____	FEE PAID _____
		FILED FOR AND RECORDED _____	AT _____ IN BOOK _____ OF OFFICIAL _____
		RECORDS, PAGE _____, RECORDED _____	FOR _____
<b>GARDNER ENGINEERING</b> CIVIL • LAND PLANNING MUNICIPAL • LAND SURVEYING 2155 SOUTH STATE STREET, SUITE 200 OFFICE: 801-462-0022 FAX: 801-476-0068		COUNTY RECORDER	
		BY: _____	

**Weber County Corporation**

Weber County  
2380 Washington Blvd  
Ogden UT 84401

**Customer Receipt**

Receipt Number **78196**

**Receipt Date**

**05/25/18**

Received From:

JOHN PRICE

Time: 13:33  
Clerk: amartin

Description	Comment	Amount
PLAN SUBDIV FEE	SUBDIVISION	\$545.00
SURVEY SUBDIV	SUBDIVISION	\$425.00
ENG SUBDIV FEES	SUBDIVISION	\$255.00

Payment Type	Quantity	Ref	Amount
CHECK		3	

AMT TENDERED: \$1,225.00

AMT APPLIED: \$1,225.00

CHANGE: \$0.00