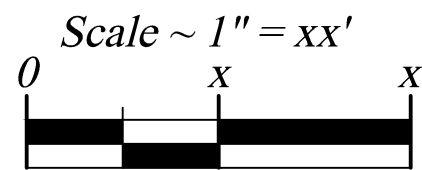
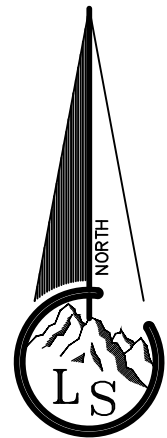


PASTURE LANE FARMS SUBDIVISION 1ST AMENDMENT

PART OF THE SE 1/4 OF SECTION 29, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN

UNINCORPORATED WEBER COUNTY, UTAH - NOVEMBER 2021



Legend

- EXISTING FENCE
- - - EASEMENTS (as labeled or granted)
- STREET CENTERLINE
- ◆ FND SECTION CORNER
- ⊕ CALC SECTION CORNER
- ▲ FND STREET MONUMENT
- FND CURB NAIL
- FND REBAR AND CAP
- SET #5x24" REBAR AND CAP STAMPED LANDMARK
- ⊕ ELEVATION BENCHMARK
- ⊕ RIGHT OF WAY MONUMENT
- md RECORD DATA
- MEASURED DATA
- ROAD/STREET DEDICATION
- PRIVATE UNITS
- COMMON AREA
- LIMITED COMMON AREA

1. Item 15 in the title report references 3 easements, these should be shown on the plat if they have not been already.
2. In reviewing the title report of the original plat from 1998, the original lot 1 has a P.U.E. that is not shown on the on the proposed plat. The P.U.E shown on the original plat will need to be vacated.
3. The road is projected to need an 80' ROW for both Nordic Valley Rd. and 3500 E. Please dedicate the applicable ROW.
4. The Developers section will need to be filled out.
5. If secondary water will be from a private well, pursuant to Section 106-4-2.1, a lot that will have landscaping and watering restrictions shall have a note placed on the final recorded plat that generally explains the landscaping and watering restrictions per lot, and references the recorded covenant or, if applicable, covenants, and specifies the automatic watering system requirements of Section 106-4-2.1, if applicable.
6. A deferral agreement is a requirement for asphalt curb and gutter and sidewalk 106-4-2.5 and 106-4-2.6

WEBER COUNTY COMMISSION ACCEPTANCE
This is to certify that this subdivision plat, the dedication of streets and other public ways and financial guarantee of public improvements associated with this subdivision thereon are hereby approved and accepted by the Commissioners of Weber County, Utah this ____ day of _____, 20__.

Attest:
Chairman, Weber County Commission Title: Weber County Clerk

WEBER-MORGAN HEALTH DEPARTMENT
I hereby certify that the soils, percolation rates, and site conditions for this subdivision have been investigated by this office and are approved for on site wastewater disposal systems. Signed this ____ day of _____, 20__.

Director, Weber-Morgan Health Department
WEBER COUNTY PLANNING COMMISSION APPROVAL
This is to certify that this subdivision plat was duly approved by the Weber County Planning Commission on the ____ day of _____, 20__.

Chairman, Weber County Planning Commission

WEBER COUNTY ATTORNEY
I have examined the financial guarantee and other documents associated with this subdivision plat and in my opinion they conform with the County Ordinance applicable thereto and now in force and effect. Signed this ____ day of _____, 20__.

Signature

S 1/4 SECTION 29
T7N, R1E, SLB&M
WEBER COUNTY BRASS CAP
IN RING & LID, GOOD CONDITION

S 1/4 SECTION 29
T7N, R1E, SLB&M
WEBER COUNTY BRASS CAP
IN RING & LID, GOOD CONDITION



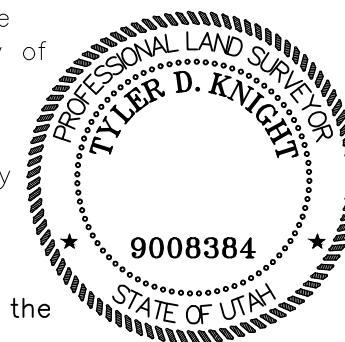
WEBER COUNTY SURVEYOR'S CERTIFICATE
I hereby certify that the Weber County Surveyor's Office has reviewed this plat and all conditions for approval by this office have been satisfied. The approval of this plat by the Weber County Surveyor does not relieve the Licensed Land Surveyor who executed this plat from the responsibilities and/or liabilities associated therewith. Signed this ____ day of _____, 20__.

Weber County Surveyor

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 guarantee is sufficient for the installation of these improvements. Signed this ____ day of _____, 20__.

Signature

SURVEYOR'S CERTIFICATE
I, Tyler D. Knight, do hereby certify that I am a professional land surveyor in the State of Utah and hold license no. 9008384-2201 in accordance with Title 58, Chapter 22 known as the Professional Engineers and Professional Land Surveyor's Licensing Act, have made a survey of the property(s) shown hereon in accordance with UCA 17-23-17, verifying measurements, and placing monuments as represented. That this plat was prepared from the field notes of this survey and from documents and records as may be noted hereon or contained in the project files of Landmark Surveying, Inc. Any warranties, express or implied, are hereby limited to the current owner(s) of the properties surveyed. No certification or warranties are extended to successor(s), assign(s), or heir(s) of said owner(s) nor to adjacent owner(s) of the properties of which may or may not share a common boundary with the property(s) surveyed. In accordance with Weber County Ordinance, I further certify that, to the best of my knowledge and belief, all lots meet the current requirements of the Land Use Ordinance of Weber County as indicated by their approval hereon.



		4646 South 3500 West - #A-3 West Haven, UT 84401 801-731-4075	
DEVELOPER: Address: _____		Weber County Recorder Entry no. _____ Filed for record and recorded ____ day of _____, 20__ at _____ in book _____ of official records, on page _____ County Recorder: Leann H Kilts By Deputy: _____ Fee paid _____	
xx 1/4 of Section xx, Township x North, Range x Xxst, Salt Lake Base and Meridian.		Subdivision _____	
Revisions _____	DRAWN BY: ... CHECKED BY: ... DATE: _____ PROJ. NUMBER _____	1 of _____	

This plat and associated documents are "PRELIMINARY NOT FINAL" and subject to change without a valid signature and date across the Professional Land Surveyor's seal in accordance with R156-22-601 of the Utah Administrative Code of the Utah Department of Commerce, Division of Occupational and Professional Licensing. If this document is unsigned it is a Preliminary document(s) and is not intended for and shall not be used in construction, nor to be recorded or filed, nor implemented or used as a Final Product.