

MEADOW HAVEN SUBDIVISION

LOCATED IN THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN WEBER COUNTY, UTAH FEBRUARY 2022

SURVEYOR'S CERTIFICATE

I, MICHAEL L. WANGEMANN, DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS ACT...



Michael L. Wangemann, PLS Date of Plat or Map: February 2, 2022 PLS# 6431156-2201

OWNER'S DEDICATION

WE THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND, DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND STREETS AS SHOWN ON THE PLAT AND NAME SAID TRACT ANGIE'S ACRES SUBDIVISION...

SIGNED THIS \_\_\_ DAY OF \_\_\_, 2022.

ALEXANDER CHEUNG

NICOLE CHEUNG

BOUNDARY DESCRIPTION

BEGINNING AT THE NORTHWEST CORNER OF LOT 5, VALLEY ESTATES PHASE - 2 SUBDIVISION AS RECORDED MAY 1, 2001 AS ENTRY NO. 1767437 IN BOOK 53 AT PAGE 81 WEBER COUNTY RECORDER'S OFFICE...

CONTAINS 435,600.00 SQ/FT OR 10.00 ACRES

BASIS OF BEARINGS

THE BASIS OF BEARING FOR THIS SURVEY WAS ESTABLISHED USING FOUND WEBER COUNTY SURVEYOR BRASS CAP MONUMENTS LOCATED AT THE NORTHWEST CORNER AND THE NORTH QUARTER CORNER...

AGRICULTURAL STATEMENT

"AGRICULTURE IS THE PREFERRED USE IN THE AGRICULTURAL ZONES. AGRICULTURAL 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 AGRICULTURAL USE SHALL BE SUBJECT TO RESTRICTION ON THE BASIS THAT IT INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION."

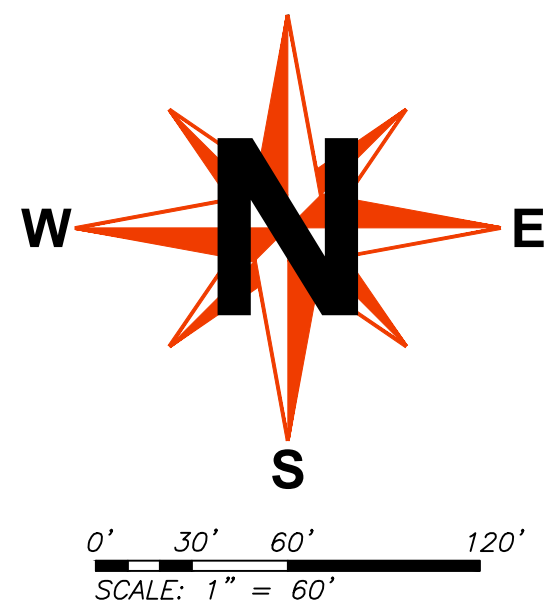
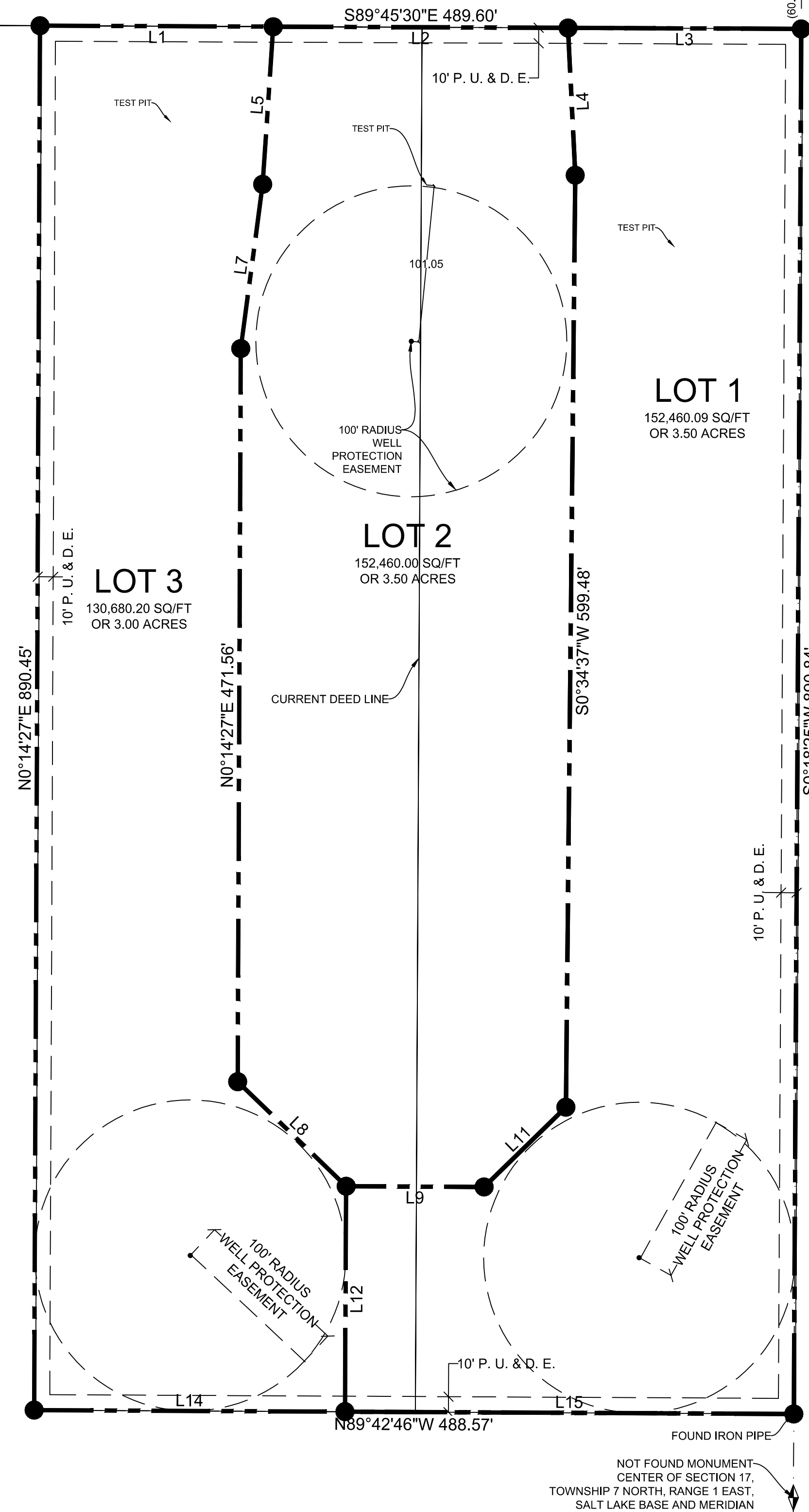
NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO RE-ESTABLISH THE BOUNDARY LINES OF THE TWO ORIGINAL PARCELS AND SUBDIVIDE THEM INTO 3 BUILDABLE RESIDENTIAL LOTS...

FOUND MONUMENT IN GOOD CONDITION SET 1998 NORTHWEST CORNER, SECTION 17, TOWNSHIP 7 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN

(S89°44'00"E 2660.66) BASIS OF BEARING

Line Table with columns for Line #, BEARING, and DISTANCE. Rows include L1 through L15 with specific bearing and distance values.

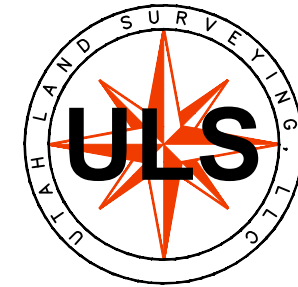


LEGEND

- Section Monument, Reference/Witness Monument, Property Corner to be set, Rebar & Cap Stamped, "UTAH LAND SURVEYING", Property Line, Section Line, Center Line, Easement Line, Right-of-Way Dedication.

UTAH LAND SURVEYING, LLC

A PROFESSIONAL LICENSED LAND SURVEYING COMPANY



1359 FAIRWAY CIR FARMINGTON, UT 84025 PHONE 801.725.8395 mikew@utahlandsurveying.com

www.utahlandsurveying.com

WEBER COUNTY PLANNING COMMISSION APPROVAL

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT WAS DULY APPROVED BY THE WEBER COUNTY PLANNING COMMISSION.

SIGNED THIS \_\_\_ DAY OF \_\_\_, 2022.

CHAIRMAN, WEBER COUNTY PLANNING COMMISSION

WEBER COUNTY ENGINEER

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

SIGNED THIS \_\_\_ DAY OF \_\_\_, 2022.

WEBER COUNTY ENGINEER

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.

SIGNED THIS \_\_\_ DAY OF \_\_\_, 2022.

CHAIRMAN, WEBER COUNTY COMMISSION

ATTEST

WEBER COUNTY SURVEYOR

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 \_\_\_, 2022.

WEBER COUNTY SURVEYOR RECORD OF SURVEY #

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 AFFECT.

SIGNED THIS \_\_\_ DAY OF \_\_\_, 2022.

WEBER COUNTY ATTORNEY

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 \_\_\_, 2022.

WEBER-MORGAN HEALTH DEPARTMENT

WEBER COUNTY RECORDER

ENTRY NO. \_\_\_ FEE PAID \_\_\_ FILED FOR RECORD AND RECORDED, \_\_\_ AT \_\_\_ IN BOOK \_\_\_ OF OFFICIAL RECORDS, PAGE \_\_\_. RECORDED FOR: WEBER COUNTY RECORDER DEPUTY.