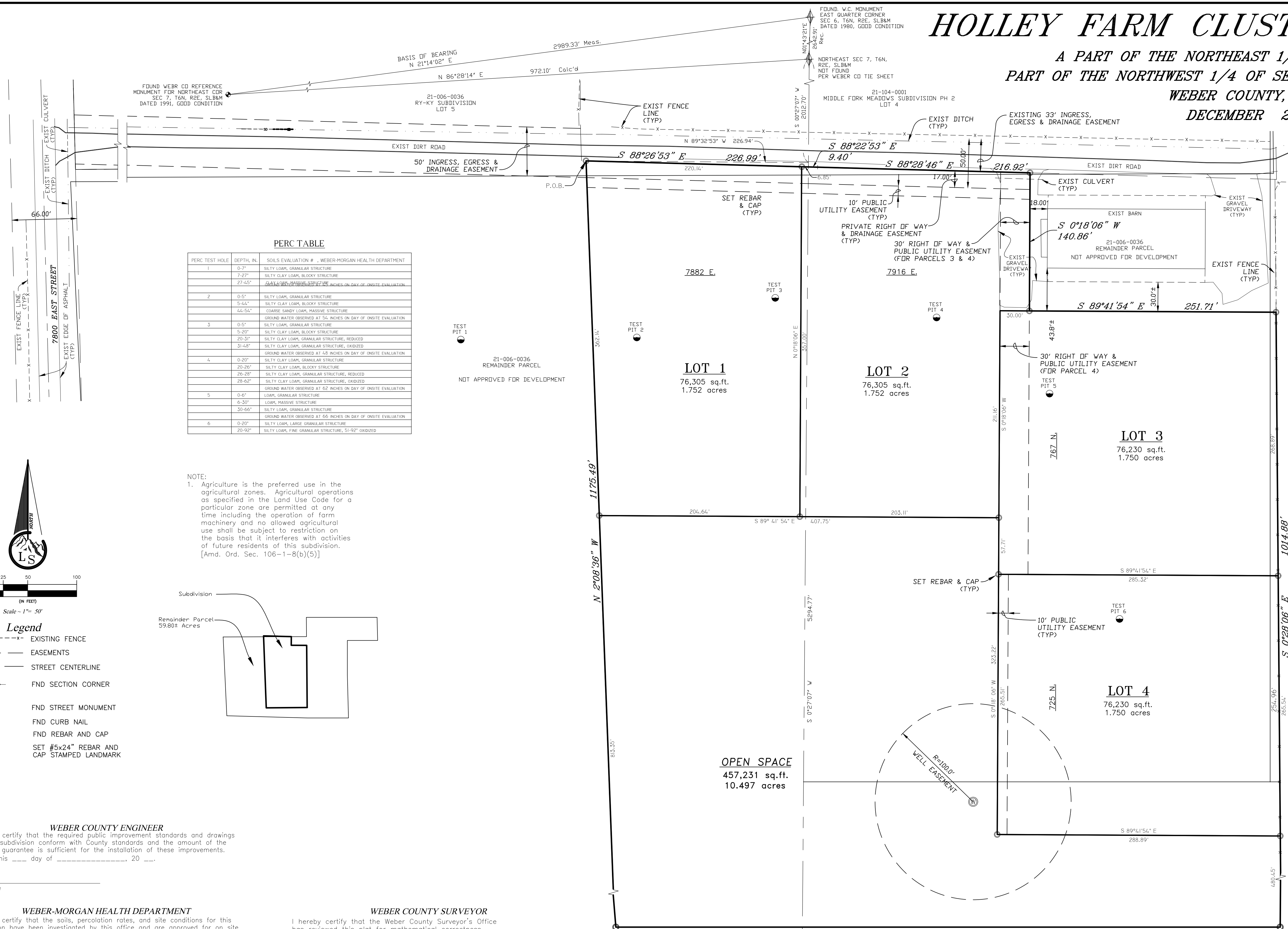


# HOLLEY FARM CLUSTER SUBDIVISION

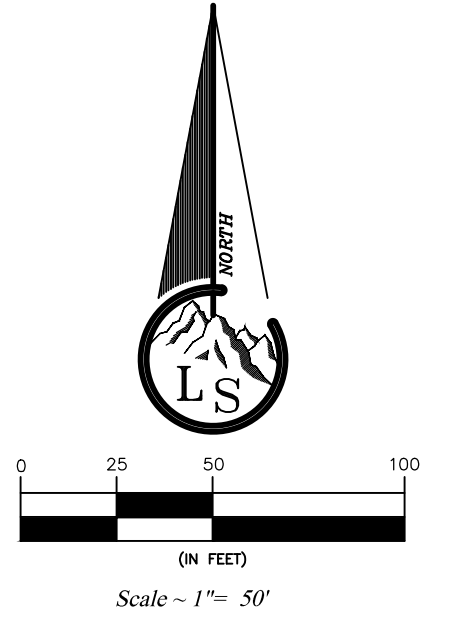
A PART OF THE NORTHEAST 1/4 OF SEC. 7 AND  
PART OF THE NORTHWEST 1/4 OF SEC. 8 T.6N., R.2E., S.L.B.&M.  
WEBER COUNTY, UTAH  
DECEMBER 2015



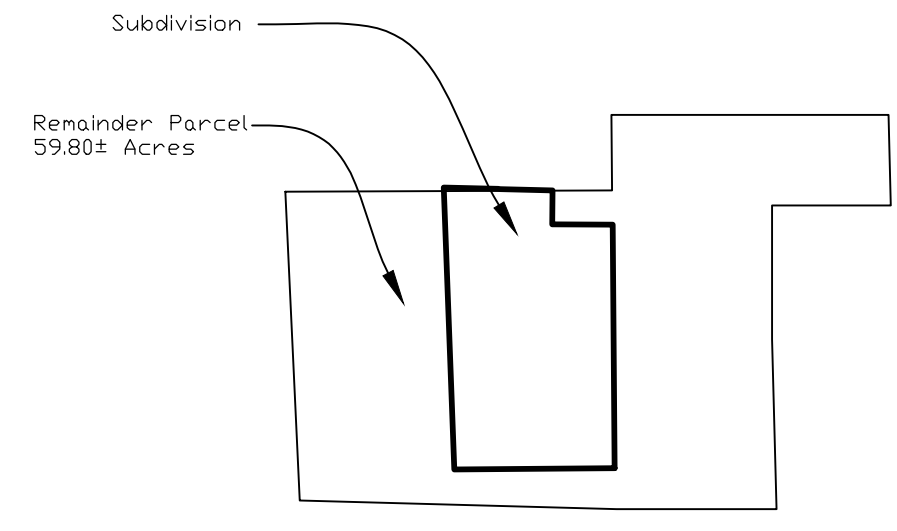
**PERC TABLE**

PERC TEST HOLE	DEPTH, IN.	SOILS EVALUATION #	WEBER-MORGAN HEALTH DEPARTMENT
1	0-7"	SILTY LOAM, GRANULAR STRUCTURE	
	7-27"	SILTY CLAY LOAM, BLOCKY STRUCTURE	
	27-45"	CLAY LOAM, MASSIVE STRUCTURE, REDUCED	INCHES ON DAY OF ON-SITE EVALUATION
2	0-5"	SILTY LOAM, GRANULAR STRUCTURE	
	5-44"	SILTY CLAY LOAM, BLOCKY STRUCTURE	
	44-54"	COARSE SANDY LOAM, MASSIVE STRUCTURE	
		GROUND WATER OBSERVED AT 54 INCHES ON DAY OF ON-SITE EVALUATION	
3	0-5"	SILTY LOAM, GRANULAR STRUCTURE	
	5-20"	SILTY CLAY LOAM, BLOCKY STRUCTURE	
	20-30"	SILTY CLAY LOAM, GRANULAR STRUCTURE, REDUCED	
	30-48"	SILTY CLAY LOAM, GRANULAR STRUCTURE, OXIDIZED	
		GROUND WATER OBSERVED AT 48 INCHES ON DAY OF ON-SITE EVALUATION	
4	0-20"	SILTY CLAY LOAM, GRANULAR STRUCTURE	
	20-28"	SILTY CLAY LOAM, BLOCKY STRUCTURE	
	28-38"	SILTY CLAY LOAM, GRANULAR STRUCTURE, REDUCED	
	38-62"	SILTY CLAY LOAM, GRANULAR STRUCTURE, OXIDIZED	
		GROUND WATER OBSERVED AT 62 INCHES ON DAY OF ON-SITE EVALUATION	
5	0-4"	LOAM, GRANULAR STRUCTURE	
	4-50"	LOAM, MASSIVE STRUCTURE	
	50-60"	SILTY LOAM, GRANULAR STRUCTURE	
		GROUND WATER OBSERVED AT 60 INCHES ON DAY OF ON-SITE EVALUATION	
6	0-20"	SILTY LOAM, LARGE GRANULAR STRUCTURE	
	20-92"	SILTY LOAM, FINE GRANULAR STRUCTURE, SI-92 OXIDIZED	

**NOTE:**  
1. Agriculture is the preferred use in the agricultural zones. Agricultural operations as specified in the Land Use Code 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. [Amd. Ord. Sec. 106-1-8(b)(5)]



- Legend**
- EXISTING FENCE
  - STREETS
  - EASEMENT CENTERLINE
  - FND SECTION CORNER
  - FND STREET MONUMENT
  - FND CURB NAIL
  - FND REBAR AND CAP
  - SET #5x24" REBAR AND CAP STAMPED LANDMARK



**BOUNDARY DESCRIPTION**

PART OF THE NORTHEAST QUARTER OF SECTION 7, AND PART OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 6 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT BEING SOUTH 0°27'07" WEST ALONG THE SECTION LINE 2012.70 FEET AND NORTH 89°32'53" WEST 226.94 FEET FROM THE NORTHEAST CORNER OF SAID SECTION 7; AND RUNNING THENCE ALONG THE SOUTH BOUNDARY LINE OF MIDDLE FORK MEADOWS SUBDIVISION PHASE 2 THE FOLLOWING THREE (3) COURSES: (1) SOUTH 88°22'53" EAST 226.99 FEET, (2) SOUTH 88°22'53" EAST 9.40 FEET, (3) SOUTH 88°28'46" EAST 216.92 FEET; THENCE SOUTH 0°18'06" WEST 140.86 FEET; THENCE SOUTH 89°41'54" EAST 251.71 FEET TO AN EXISTING FENCE LINE; THENCE SOUTH 0°28'06" EAST ALONG SAID FENCE LINE 1014.88 FEET; THENCE SOUTH 89°31'54" WEST 668.46 FEET; THENCE NORTH 2°08'36" WEST 1175.49 FEET TO THE POINT OF BEGINNING.  
CONTAINS 762,298.355 SQ.FT. OR 17.50 ACRES

**OWNER'S DEDICATION**

WE THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED TRACT OF LAND, DO HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AS SHOWN HEREON AND NAME SAID TRACT HOLLEY FARM CLUSTER SUBDIVISION AND WE HEREBY DEDICATE AND RESERVE UNTO OURSELVES, OUR HEIRS, GRANTEES, AND/OR ASSIGNS AN EASEMENT, AND RIGHT-OF-WAY BEING 17 FEET IN WIDTH AND PART OF AN OVERALL 50 FOOT EASEMENT ON, OVER, UNDER, AND/OR ACROSS LOTS 1 & 2 AS SHOWN HEREON TO BE USED IN COMMON WITH ALL OTHERS WITHIN SAID SUBDIVISION AND THOSE ADJOINING SUBDIVISIONS THAT MAY BE SUBDIVIDED BY THE UNDERSIGNED OWNERS, SUCCESSORS, AND/OR ASSIGNS AS PUBLIC UTILITY EASEMENT, INGRESS AND EGRESS ACCESS TO THE INDIVIDUAL LOTS(S), COMMON AREA(S), OPEN SPACE(S), AGRICULTURAL PARCEL(S), PARK(S), OR OTHER PROPERTY OR USES GRANTED FOR THE OWNERSHIP OR USE OF SAID OWNER(S), HEIRS, GRANTEES, AND/OR ASSIGNS, SAID EASEMENT AND RIGHT-OF-WAY BEING SUBJECT TO ALL OTHER ENCUMBRANCES OF RECORD, AND OTHER USES NOT OF RECORD THAT HAVE RIPPENED INTO LEGAL RIGHTS(S), EASEMENT(S), AND/OR RIGHTS(S)-OF-WAY BY THOSE OTHER THAN THE OWNER(S), HEIRS, GRANTEES, AND/OR ASSIGNS. WE HEREBY DEDICATE AND RESERVE UNTO THE OWNER, HEIRS, GRANTEES, AND/OR ASSIGNS AN EASEMENT, AND RIGHT-OF-WAY BEING 30 FEET IN WIDTH ON, OVER, UNDER, AND/OR ACROSS LOT 3 AS SHOWN HEREON TO BE USED IN COMMON WITH ALL OTHERS WITHIN SAID SUBDIVISION AND THOSE ADJOINING SUBDIVISIONS THAT MAY BE SUBDIVIDED BY THE UNDERSIGNED OWNERS, SUCCESSORS, AND/OR ASSIGNS AS PUBLIC UTILITY EASEMENT, INGRESS AND EGRESS ACCESS TO THE INDIVIDUAL LOTS(S), COMMON AREA(S), OPEN SPACE(S), AGRICULTURAL PARCEL(S), PARK(S), OR OTHER PROPERTY OR USES GRANTED FOR THE OWNERSHIP OR USE OF SAID OWNER(S), HEIRS, GRANTEES, AND/OR ASSIGNS, AND HEREBY DEDICATE A PERPETUAL RIGHT AND EASEMENT OVER, UPON AND UNDER THE LANDS DESIGNATED HEREON AS PUBLIC UTILITY, STORM WATER DETENTION PONDS DRAINAGE EASEMENTS, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINE, STORM DRAINAGE FACILITIES OR FOR THE PERPETUAL PRESERVATION OF WATER CHANNELS IN THEIR NATURAL STATE WHICHEVER IS APPLICABLE AS MAY BE AUTHORIZED BY THE GOVERNING AUTHORITY, WITH NO BUILDINGS OR STRUCTURES BEING ERRECTED WITHIN SUCH EASEMENTS.

SIGNED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_\_\_

RICHARD HOLLEY, TRUSTEE      MARYANN HOLLEY, TRUSTEE

**ACKNOWLEDGMENT**

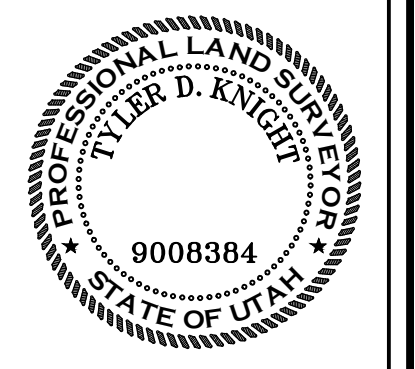
STATE OF UTAH  
COUNTY OF WEBER

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_\_\_, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, THE SIGNERS OF THE ABOVE OWNERS DEDICATION, IN NUMBER, WHO DULY ACKNOWLEDGED TO ME THAT THEY SIGNED IT FREELY AND VOLUNTARILY AND FOR THE PURPOSES THEREIN MENTIONED AS TRUSTEES OF THE MARY ANN JACKSON HOLLEY FAMILY LIVING TRUST.

NOTARY PUBLIC      COMMISSION EXPIRES \_\_\_\_\_

**SURVEYOR'S CERTIFICATE**

I, Tyler D. Knight, do hereby certify that I am a professional land surveyor in the State of Utah and hold certificate 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 field notes of this survey and from documents and records as noted hereon. I do also hereby certify that this plat of Holley Farm Cluster Subdivision in Weber County, Utah, has been correctly drawn to scale and is a true and correct representation of the following description of lands included in said subdivision, based on data compiled from records in the Weber County Recorder's Office, Weber County Surveyors Office and of a survey made on the ground.



**NARRATIVE**

THE PURPOSE OF THIS SURVEY IS TO SUBDIVIDE A PORTION OF PARCEL 21-006-0036 INTO FOUR (4) LOTS.

SURVEY'S USED TO AID IN THIS SURVEY:  
MIDDLE FORK MEADOWS SUBDIVISION, WEBER COUNTY DEDICATION PLAT 52-48.  
MIDDLE FORK MEADOWS SUBDIVISION PHASE 2, WEBER COUNTY DEDICATION PLAT 60-65.  
PROPERTY SURVEY FOR MARIE HIGGINS, WEBER COUNTY FILED SURVEY 3960.

BASIS OF BEARING IS STATE PLANE GRID BEARING DETERMINED BY GPS OBSERVATIONS ON THE EXISTING MONUMENTS SHOWN HEREON AND REFERENCED TO THE NORTH AMERICAN DATUM OF 1983 UTAH NORTH ZONE AS SHOWN.

**Landmark Surveying, Inc.**  
A Complete Land Surveying Service  
www.LandmarkSurveyUtah.com

4646 South 3500 West - #A-3  
West Haven, UT 84401  
801-731-4075

**DEVELOPER: RICHARD HOLLEY**  
Address: 1287 N. 7000 E. HUNTSVILLE, UTAH 84317

SURVEYED: NOVEMBER 2013

**NE 1/4 SECTION 7 AND NW 1/4 SECTION 8, T6N, R2E, SLB&M, WEBER COUNTY, UTAH.**

Revisions: \_\_\_\_\_

DRAWN BY: TDK  
CHECKED BY: EDR  
DATE: 8/25/2015  
FILE: 3365V5

**Weber County Recorder**

Entry no. \_\_\_\_\_

Fee paid \_\_\_\_\_

Filed for record and recorded \_\_\_\_\_ day of \_\_\_\_\_ 2015.

at \_\_\_\_\_

in book \_\_\_\_\_ of official records,

on page \_\_\_\_\_

County Recorder: Leann H Kilts

By Deputy: \_\_\_\_\_

**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 \_\_\_\_\_

**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 \_\_\_\_\_

**WEBER COUNTY SURVEYOR**

I hereby certify that the Weber County Surveyor's Office has reviewed this plat for mathematical correctness, section corner data, and for harmony with lines and monuments on record in county offices. 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\_\_\_\_.

Signature \_\_\_\_\_

**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