

MURRAY FLAG LOT SUBDIVISION

A PART OF THE S. E. 1/4 OF SEC. 22 T. 6 N., R. 3W., S.L.B. & M.
WEBER COUNTY, UTAH
JULY 2013



SURVEYORS CERTIFICATE

I, DALLAS K. BUTTARS, HOLDING LICENSE NUMBER 167594 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT, HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THE PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS AND PLACED MONUMENTS AS REPRESENTED ON THE PLAT.

I DO ALSO HEREBY CERTIFY THAT THIS PLAT OF MURRAY FLAG LOT 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 RECORDERS OFFICE, WEBER COUNTY SURVEYORS OFFICE AND OF A SURVEY MADE ON THE GROUND.

SIGNED THIS _____ DAY OF _____ 20__

OWNERS 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 HEREON AND NAME SAID TRACT MURRAY FLAG LOT SUBDIVISION.

AND DO HEREBY DEDICATE TO PUBLIC USE ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND DESIGNATED AS STREETS, THE SAME TO BE USED AS PUBLIC THROUGHFARES FOREVER, ALSO GRANT AND 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 ERECTED WITHIN SUCH EASEMENTS.

SIGNED THIS _____ DAY OF _____ 20__

KEVIN MURRAY _____

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.

COMMISSION EXPIRES _____ NOTARY PUBLIC _____

BOUNDARY DESCRIPTION

PART OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 6 NORTH, RANGE 3 WEST, SALT LAKE BASE & MERIDIAN, U.S. SURVEY, DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT WHICH LIES SOUTH 0°42'22\"/>

- ① How was "CENTERLINE" DETERMINED?
- ② Is A P.U.E. REQUIRED - (SEE PLANKING) 10' FRONT IS REQUIRED
- ③ MINIMUM TEXT SIZE IS 0.1

REMAINDER PARCEL
"NOT APPROVED FOR DEVELOPMENT"
5.00 ACRES

SCALE: 1" = 50'

- = 5/8" x 24" REBAR WITH CAP STAMPED 167594
- = FOUND REBAR
- PT = PERCOLATION TEST PIT

NARRATIVE

THE PURPOSE OF THIS SURVEY WAS TO CREATE AN APPROVED WEBER COUNTY FLAG LOT SUBDIVISION FROM AN EXISTING DEEDED PARCEL.

THE ORIGINAL DESCRIPTION CONTAINS ONE LARGE PARCEL WITH FIVE SEPARATE LESS AND EXCEPTING DESCRIPTIONS. THE RIGHT OF WAY OF 7500 WEST WAS DETERMINED FROM OTHER FILED SURVEYS ALONG THE ROAD FROM 1989 BY CLS AND 2011 BY REEVE AND ASSOCIATES. THE 1/16 SECTION LINE, WHICH REFERENCES ALONG A FENCE LINE, REFERRED TO IN THE ORIGINAL DESCRIPTION WAS DETERMINED TO BE 6.68' TO THE WEST OF THE ORIGINAL DESCRIPTION ON THE SOUTH SIDE OF THE REMAINDER PARCEL AND 3.57' TO THE WEST ON THE NORTH SIDE. THIS WAS VERIFIED ON THE GROUND BY TWO FOUND REBARS IN THE FENCE LINE WHICH WERE HELD AS THE CORNERS TO THE REMAINDER PARCEL.

BASIS OF BEARING IS AS SHOWN BETWEEN THE NORTHEAST CORNER AND THE EAST 1/4 CORNER REFERENCE MONUMENT AND IS STATE PLANE GRID BEARING AS PUBLISHED BY WEBER COUNTY SURVEYOR.

PERC TABLE

PERC TEST HOLE NO.	DEPTH, IN.	SOILS EVALUATION #3889, WEBER-MORGAN HEALTH DEPARTMENT
1	79	0-2" LOAM MASSIVE STRUCTURE (ORGANIC)
		2-3" SANDY CLAY LOAM MASSIVE STRUCTURE
		3-4" SILTY CLAY LOAM MASSIVE STRUCTURE
		4-5" LOAMY SAND MASSIVE STRUCTURE
		5-6" SILTY LOAM MASSIVE STRUCTURE
		6-9" LOAMY SAND MASSIVE STRUCTURE
		9-79" SILTY LOAM MASSIVE STRUCTURE

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 THE BASIS THAT IT INTERFERES WITH ACTIVITIES OF FUTURE RESIDENTS OF THIS SUBDIVISION.

WEBER-MORGAN HEALTH DEPARTMENT

I HEREBY CERTIFY THAT THE SOILS, PERCOLATION RATES, AND SITE CONDITION 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__

SIGNATURE

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 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 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 _____ 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, THEREIN ARE HEREBY APPROVED AND ACCEPTED BY THE COMMISSIONERS OF WEBER COUNTY, UTAH THIS _____ DAY OF _____ 20__

SIGNED THIS _____ DAY OF _____ 20__

TITLE: CHAIRMAN, WEBER COUNTY COMMISSION

ATTEST:

DEVELOPER:
KEVIN MURRAY
638 E. 1700 N.
NORTH OGDEN,
UTAH, 84414

LANDMARK SURVEYING, INC. A COMPLETE LAND SURVEYING SERVICE 4646 S. 2500 W. #A-3, WEST HAVEN, UTAH 84401 PHONE: 801-731-4075 FAX: 801-731-8506		WEBER COUNTY RECORDER ENTRY # _____ FEE _____ FILED FOR RECORD & RECORDED THIS _____ DAY OF _____ 20__ AT _____ IN BOOK _____ OF _____ PAGE _____ _____ WEBER COUNTY RECORDER BY _____ DEPUTY
CLIENT: KEVIN MURRAY LOCATION: SE 1/4 SEC 22 T.6N., R.3W., S.L.B.&M. SURVEYED: APRIL 2013	REVISIONS: DRAWN BY: TDK CHECKED BY: DKB DATE: 04-05-13 FILE: 3329	