

CALAIS SUBDIVISION 2nd AMENDMENT

A PART OF THE S.W. 1/4 OF SEC. 24, T.5N., R.1W., S.L.B.&M.

WEBER COUNTY, UTAH

AUGUST 2018

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 HEREIN AND NAME SAID TRACT CALAIS SUBDIVISION 2nd AMENDMENT AND DO HEREBY DEDICATE A PERPETUAL RIGHT AND EASEMENT OVER, UPON AND UNDER THE LANDS DESIGNATED HEREON AS PUBLIC UTILITY, STORM WATER DETENTION POND, 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.

Owner's Dedication Certificate shall include the following Private Streets, access, rights-of-way dedication as applicable: "Dedicate and reserve unto themselves, their heirs, their grantees and assigns, a right-of-way to be used in common with all others within said subdivision (and those adjoining subdivisions that may be subdivided by the undersigned owners, their successors, or assigns) on, over and across all those portions or parts of said tract of land designated on said plat as private streets (private rights-of-way) as access to the individual lots, to be maintained by a lot (unit) owners' association whose membership consists of said owners, their grantees, successors, or assigns." WCO 106-7-1

SIGNED THIS _____ DAY OF _____ 20__

17-21-25 names of persons signing to be typed or printed on instruments presented for recording.

ACKNOWLEDGMENT

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
STATE OF UTAH _____
COUNTY OF WEBER _____

BOUNDARY DESCRIPTION

A PART OF THE SOUTHWEST QUARTER OF SECTION 24, T5N, R1W, SLB&M, U.S. SURVEY

BEGINNING AT THE NORTHWEST CORNER OF LOT 2 CALAIS SUBDIVISION WHICH IS 368.11 FEET SOUTH, 3358.47 FEET EAST AND SOUTH 50°49'12" EAST 69.64 FEET FROM THE CENTER OF SECTION 23 T5N, R1W, SLB&M, U.S. SURVEY; AND RUNNING THENCE SOUTH 29°15'47" EAST 378.00 FEET; THENCE SOUTH 64°42'02" WEST 160.24 FEET TO A POINT ON THE EASTERLY LINE OF EASTWOOD SUBDIVISION NO. 6; THENCE THE FOLLOWING TWO (2) COURSES ALONG SAID EASTERLY LINE OF EASTWOOD SUBDIVISION NO. 6: NORTH 29°15'47" WEST 356.87 FEET AND NORTH 26°13'13" EAST 41.09 FEET; THENCE NORTH 66°43'57" EAST 126.69 FEET TO THE POINT OF BEGINNING.

CONTAINS 60.426 SF OR 1.387 ACRES

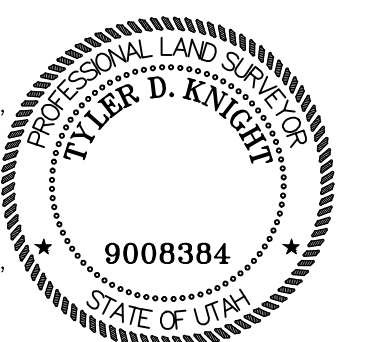
TOGETHER WITH A 30 FOOT WIDE PRIVATE ACCESS AND PUBLIC UTILITY EASEMENT BEING 15.0 FEET ON EITHER SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

A PART OF THE SOUTHWEST QUARTER OF SECTION 24, T5N, R1W, SLB&M, U.S. SURVEY

BEGINNING AT A POINT ON THE EASTERLY RIGHT OF WAY OF 2900 EAST STREET WHICH IS 149.10 FEET SOUTH AND 3213.83 FEET EAST FROM THE CENTER OF SECTION 23 T5N, R1W, SLB&M, U.S. SURVEY; AND RUNNING THENCE SOUTH 58°07'26" EAST 162.67 FEET TO A POINT OF CURVATURE, THENCE 93.24 FEET ALONG A 131.35 FOOT RADIUS CURVE TO THE RIGHT (CENTRAL ANGLE IS 40°40'12" AND LONG CHORD BEARS SOUTH 37°47'20" EAST 91.29 FEET), MORE OR LESS TO THE NORTHWESTERLY BOUNDARY LINE OF THAT PARCEL DESCRIBED IN QUIT CLAIM DEED FOUND IN BOOK 945 PAGE 697 OF THE WEBER COUNTY RECORDERS OFFICE, THENCE 2.72 FEET ALONG THE ARC OF A 131.35 FOOT RADIUS CURVE TO THE RIGHT (CENTRAL ANGLE IS 1°11'18" AND LONG CHORD BEARS SOUTH 16°51'36" EAST 2.72 FEET) TO A POINT ON A COMPOUND CURVE, THENCE 22.09 FEET ALONG THE ARC OF A 50.00 FOOT RADIUS CURVE TO THE RIGHT (CENTRAL ANGLE IS 25°18'43" AND LONG CHORD BEARS SOUTH 3°36'35" EAST 21.91 FEET), THENCE SOUTH 9°02'46" WEST 70.40 FEET MORE OR LESS TO THE SOUTHWEST BOUNDARY OF SAID PARCEL, THENCE SOUTH 9°02'46" WEST 8.71 FEET, THENCE 8.46 FEET ALONG THE ARC OF A 15.00 FOOT RADIUS CURVE TO THE LEFT (CENTRAL ANGLE IS 32°18'49" AND LONG CHORD BEARS SOUTH 7°06'38" EAST 8.35 FEET) TO THE NORTHERLY BOUNDARY OF LOT 6N OF THIS PLAT.

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 setting monuments as represented. I further certify that this plat, to the best of my knowledge and belief, conforms to the survey regulations of Pleasant View City and to the applicable laws of the State of Utah.



DEVELOPER:
MATT RASMUSSEN
2975 MELANIE LANE
OGDEN UT, 84403

A signature block for County Surveyor conforming to state code and county ordinance.
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 _____, 20__

Weber County Surveyor
Record of Survey #
WCO 106-1-8.20(a)(11); WCO 45-4-2(c)

CAROL CONROY
BROWNING LIFE ESTATE
07-099-0028

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__

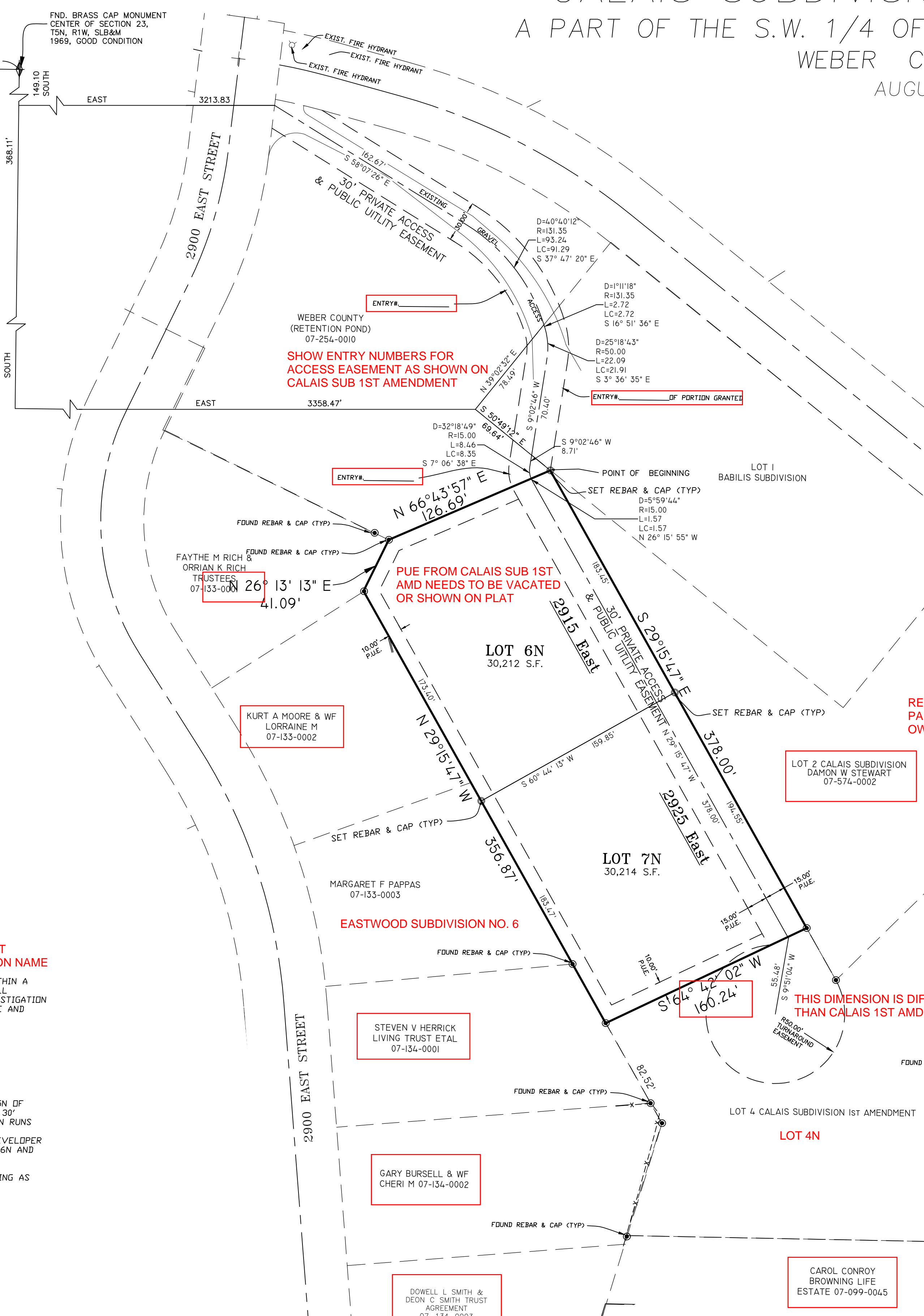
SIGNATURE

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

TITLE: CHAIRMAN, WEBER COUNTY COMMISSION

ATTEST: _____



SHOW ENTRY NUMBERS FOR ACCESS EASEMENT AS SHOWN ON CALAIS SUB 1ST AMENDMENT

PUE FROM CALAIS SUB 1ST AND NEEDS TO BE VACATED OR SHOWN ON PLAT

REVIEW ALL ADJOINING PARCELS FOR CORRECT OWNER OR LOT NUMBER

THIS DIMENSION IS DIFFERENT THAN CALAIS 1ST AMD

FND. BRASS CAP MONUMENT
WEST 1/4 CORNER SECTION 23,
T5N, R1W, SLB&M
2004, GOOD CONDITION

N 88°58'34" W
2669.30'

148.10 SOUTH

368.11'

STATE PLANE GRID BEARING PER WEBER COUNTY

FND. BRASS CAP MONUMENT
CENTER OF SECTION 23,
T5N, R1W, SLB&M
1993, GOOD CONDITION

EAST
3213.83

EXIST. FIRE HYDRANT
EXIST. FIRE HYDRANT

30' PRIVATE ACCESS & PUBLIC UTILITY EASEMENT

WEBER COUNTY (RETENTION POND)
07-254-0010

ENTRY#

3358.47'

EAST

2900 EAST STREET

LOT 6N
30,212 S.F.

LOT 7N
30,214 S.F.

LOT 4N

LOT 3N

LOT 2N

LOT 1N

MELANIE LANE

POINT OF BEGINNING

SET REBAR & CAP (TYP)

FOUND REBAR & CAP (TYP)

FAYTHE M RICH & ORRIAN K RICH TRUSTEES
07-133-0001

KURT A MOORE & WF LORRAINE M
07-133-0002

MARGARET F PAPPAS
07-133-0003

STEVEN V HERRICK LIVING TRUST ETAL
07-134-0001

GARY BURSSELL & WF CHERI M
07-134-0002

DOWELL L SMITH & DEON C SMITH TRUST AGREEMENT
07-134-0003

CAROL CONROY BROWNING LIFE ESTATE
07-099-0028

LOT 2 CALAIS SUBDIVISION DAPHN W STEWART
07-574-0002

LOT 3R CALAIS SUBDIVISION 1ST AMENDMENT

LOT 4 CALAIS SUBDIVISION 1ST AMENDMENT

LOT 5N

LOT 6N

LOT 7N

LOT 8N

LOT 9N

LOT 10N

LOT 11N

LOT 12N

LOT 13N

LOT 14N

LOT 15N

LOT 16N

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LOT 20N

308.11' SOUTH

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