51-94

002548

The Summit at Ski Lake No. 3

A part of the Northwest 1/4 of Section 24, T6N, R1E, SLB & M., U.S. Survey
Huntsville District, Weber County, Utah

Scale : 1" = 60'

North 1/4 corner of Section 24, T6N, R1E, SLB & M., U.S. Survey, Found Weber County Brass Cap - (1991) Good condition, (at road surface)

Northwest corner of Section 24, T6N, R1E, SLB & M., U.S. Survey, Found Bureau of Land Management Brass Cap - (1967) Good condition, (0.5' above ground)

Section line

Point of Beginning (Boundary)

Point of Beginning (Less Excepting)

Found Great Basin Eng. Rebar & Cap

Found Rebar & Cap

Landscaped Island

Innsbruck Drive (6550 East Public Street)

Innsbruck Drive (6550 East Private Street)

Cortina Point (6525 East Private Street)

Via Cortina (1325 South Private Street)

Not a Part

The Summit at Ski Lake No. 1

The Summit at Ski Lake No. 2

Skiers Edge No. 1

Skiers Edge No. 2

Skiers Edge No. 3

Skiers Edge No. 4

Skiers Edge No. 5

Skiers Edge No. 6

Skiers Edge No. 7

Skiers Edge No. 8

Skiers Edge No. 9

Skiers Edge No. 10

Skiers Edge No. 11

Skiers Edge No. 12

Skiers Edge No. 13

Skiers Edge No. 14

Skiers Edge No. 15R

Skiers Edge No. 16R

RECEIVED
JUN 1 2000
Weber County Surveyor

SURVEYOR'S CERTIFICATE

I, Mark E. Babbitt, a Registered Professional Land Surveyor in the State of Utah, do hereby certify that this plat of The Summit at Ski Lake No. 3 in Weber County, Utah has been correctly drawn to the designated 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, and of a survey made on the ground and that I further certify that all current lot widths and areas meet the requirements of the Weber County Zoning Ordinance.

Signed this 6th day of March, 2000.

166484

Mark E. Babbitt

OWNER'S DEDICATION

I, the undersigned owner of the herein described tract of land, do hereby set apart and subdivide the same into lots and private streets as shown on this plat, and name said tract The Summit at Ski Lake No. 3 and do hereby dedicate reserve unto themselves, their heirs, 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 Right 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, and also grant and dedicate a perpetual right and easement over, upon and under the lands designated on the plat as public utility, storm water detention ponds and drainage easements, the same to be used for the installation, maintenance and operation of public utility service lines, storm drainage facilities or for the perpetual preservation of water drainage channels in their natural state whichever is applicable as may be authorized by Weber County, Utah, with no buildings or structures being erected within such easements.

Signed this 14 day of April, 2000.

Ski-Lake Corporation

Ronald J. Catanzaro - President

Ronald J. Catanzaro

ACKNOWLEDGMENT

State of
County of } ss

On the day of , 2000, personally appeared before me, the undersigned Notary Public, the signer of the above Owner's dedication, one in number, who duly acknowledged to me he signed it freely and voluntarily and for the purposes therein mentioned.

Residing at: Ogden

Commission Expires: 2-26-2001

A Notary Public Commissioned in Utah

JANENE PERKINS
Print Name

JANENE PERKINS
NOTARY PUBLIC
STATE OF UTAH
2150 WASHINGTON BLVD
OGDEN, UTAH 84401
COMM. EXP. 2-26-2001

State of
County of } ss

On the 14 day of APRIL, 2000, personally appeared before me Ronald J. Catanzaro who being by me duly sworn did say that he is President of Ski-Lake Corporation and that said instrument was signed in behalf of said Corporation by a resolution of its Board of Directors and Ronald J. Catanzaro acknowledged to me that said Corporation executed the same.

Residing at: Ogden

Commission Expires: 2-26-2001

A Notary Public commissioned in Utah

JANENE PERKINS
Print Name

JANENE PERKINS
NOTARY PUBLIC
STATE OF UTAH
2150 WASHINGTON BLVD
OGDEN, UTAH 84401
COMM. EXP. 2-26-2001

Centerline Curve Data

(C1)		(C6)	
Δ = 35°31'57"		Δ = 25°54'18"	
R = 190.00'		R = 100.00'	
L = 117.83'		L = 45.21'	
LC = 115.95'		LC = 44.83'	
S 18°07'56" W		N 68°38'41" E	
T = 60.879'		T = 23.00'	
(C2)		(C7)	
Δ = 58°39'02"		Δ = 45°54'47"	
R = 190.00'		R = 550.00'	
L = 194.49'		L = 440.73'	
LC = 186.11'		LC = 429.04'	
S 6°34'23" W		N 78°38'56" E	
T = 106.733'		T = 232.969'	
(C3)		(C8)	
Δ = 16°15'59"		Δ = 27°38'55"	
R = 400.00'		R = 550.00'	
L = 113.56'		L = 265.41'	
LC = 113.18'		LC = 262.84'	
S 14°37'08" E		N 69°31'00" E	
T = 57.165'			
(C4)		(C9)	
Δ = 14°50'02"		Δ = 18°15'52"	
R = 400.00'		R = 550.00'	
L = 103.56'		L = 175.33'	
LC = 103.27'		LC = 174.58'	
S 15°20'07" E		S 87°31'37" E	
(C5)		(C10)	
Δ = 1°25'57"		Δ = 74°05'24"	
R = 400.00'		R = 200.00'	
L = 10.00'		L = 258.62'	
LC = 10.00'		LC = 240.98'	
S 7°12'07" E		N 43°42'14" W	
		T = 150.957'	

Narrative:

At the request of Ronald J. Catanzaro, owner and developer of The Summit at Ski Lake Estates No. 3, we have prepared this subdivision plat.

This is the third phase of The Summit at Ski Lake Estates and it adjoins The Summit at Ski Lake No. 2 on its Southerly boundary and Innsbruck Drive (6550 East).

The basis of bearing for this plat is S 89°36'57" E between the Brass Caps found at the Northwest corner and the North 1/4 corner of Section 24, Township 6 North, Range 1 East, Salt Lake Base & Meridian, U.S. Survey.

A 5/8" rebar 24" long with plastic cap (see detail below) was set at all property corners.

CAP DETAIL

NOTE:

1. 10' Utility and Drainage Easements each side of Property line as indicated by dashed lines, except as otherwise shown.
2. 20' cut and fill easements along frontage of lots as shown.
3. Location of centerline monuments to be set upon completion of improvements.

LEGEND

- Set Rebar & Cap w/Fencepost
- Monument (to be set)
- Section Corner

BOUNDARY DESCRIPTION

A part of the Northwest Quarter of Section 24, Township 6 North, Range 1 East, Salt Lake Base and Meridian, U.S. Survey:

Beginning at the Southeast corner of Lot 3, The Summit at Ski Lake No. 1, a subdivision in Huntsville District, Weber County, Utah; which is 1969.64 feet South 89°36'57" East along the Section line and 1419.78 feet South from the Northwest corner of said Section 24; and running thence North 31°40'00" East 105.27 feet along the Southeasterly line of said Lot 3 to a point on the Southerly boundary line of Ski Lake Estates No. 2, a subdivision in Huntsville District, Weber County, Utah; thence South 58°20'00" East 530.85 feet along said Southerly boundary line and the Southerly boundary line of Ski Lake Estates No. 3, a subdivision in Huntsville District, Weber County, Utah; thence South 12°22'21" West 268.22 feet; thence South 26°08'37" West 61.99 feet; thence South 2°07'54" West 220.21 feet; thence South 64°40'26" West 301.81 feet; thence North 34°18'28" West 282.69 feet; thence South 55°41'32" West 322.78 feet to a point of curvature; thence Southwesterly along the arc of a 130.00 foot radius curve to the right a distance of 45.73 feet (Central Angle equals 20°09'13" and Long Chord bears South 65°46'09" West 45.49 feet) to a point of reverse curvature; thence Southwesterly along the arc of a 15.00 foot radius curve to the left a distance of 21.55 feet (Central Angle equals 82°19'54" and Long Chord bears South 34°40'48" West 19.75 feet) to a point of tangency; thence South 6°29'09" East 55.55 feet; thence South 83°30'51" West 60.00 feet; thence North 6°29'09" West 88.58 feet to a point of curvature; thence Northwesterly along the arc of a 370.00 foot radius curve to the left a distance of 105.04 feet (Central Angle equals 16°15'59" and Long Chord bears North 14°37'08" West 104.69 feet) to a point of tangency; thence North 22°45'08" West 255.49 feet to a point of curvature; thence Northeasterly along the arc of a 220.00 foot radius curve to the right a distance of 214.76 feet (Central Angle equals 55°55'52" and Long Chord bears North 5°12'48" East 206.33 feet) to a non-tangent curve; thence Northeasterly along the arc of a 65.00 foot radius curve to the right a distance of 142.12 feet (Central Angle equals 125°16'23" and Long Chord bears North 35°46'32" East 115.45 feet); thence North 35°53'54" East 100.45 feet to a point of curvature; thence Northeasterly along the arc of a 160.00 foot radius curve to the left a distance of 99.23 feet (Central Angle equals 35°31'57" and Long Chord bears North 18°07'56" East 97.64 feet) to a point of tangency; thence North 0°21'57" East 5.19 feet; thence South 89°38'03" East 350.40 feet along the South boundary of said The Summit at Ski Lake No. 1 to the point of beginning.

Contains 693,433 Square Feet
Or 15.919 Acres

EXCEPTING THEREFROM:

A part of the Northwest Quarter of Section 24, Township 6 North, Range 1 East, Salt Lake Base and Meridian, U.S. Survey:

Beginning at a point which is 1801.20 feet South 89°36'57" East and 1868.65 feet South from the Northwest corner of said Section 24; and running thence South 41°17'57" East 172.13 feet; thence South 55°41'32" West 317.70 feet to a point of curvature; thence Southwesterly along the arc of a 70.00 foot radius curve to the right a distance of 13.91 feet (Central Angle equals 11°23'06" and Long Chord bears South 61°23'05" West 13.89 feet) to a point of compound curvature; thence Northwesterly along the arc of a 15.00 foot radius curve to the right a distance of 25.91 feet (Central Angle equals 98°57'30" and Long Chord bears North 63°26'37" West 22.81 feet) to a point of reverse curvature; thence Northwesterly along the arc of a 430.00 foot radius curve to the left a distance of 65.95 feet (Central Angle equals 8°47'15" and Long Chord bears North 18°21'30" West 65.89 feet) to a point of tangency; thence North 22°45'08" West 143.52 feet; thence North 67°14'52" East 280.73 feet to the point of beginning.

Contains 61,284 Square Feet
or 1.407 Acres

Net Area: 632,149 Square Feet
or 14.512 Acres

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 7 day of March, 2000.

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 7th day of March, 2000.

Signature

WEBER COUNTY SURVEYOR

I hereby certify that I have investigated the lines of survey of the foregoing plat and the legal description of the land embraced therein and find them to be correct and to agree with the lines and monuments on record.

Signed this 7th day of March, 2000.

Signature

EAST HUNTSVILLE PLANNING COMMISSION APPROVAL

This is to certify that this subdivision plat was duly approved by the East Huntsville Planning Commission on the 7 day of March, 2000.

Chair, East Huntsville Planning Commission

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 15th day of March, 2000.

Attest Title Deputy

Chair, Weber County Commission

WEBER COUNTY RECORDER

ENTRY NO. 1700387 FEE PAID $40.00 FILED FOR RECORD AND RECORDED 14 APRIL, 2000 AT 3:41 PM IN BOOK 61 OF OFFICIAL RECORDS, PAGE 91 RECORDED FOR RONALD J CATANZARO

DAVE CROFTS
WEBER COUNTY RECORDER

BY: Carrie Gardner
DEPUTY

002548

GREAT BASIN ENGINEERING NORTH
CONSULTING ENGINEERS AND SURVEYORS
4774 South 1300 West - Suite 102
Riverdale, Utah 84405
P.O. Box 9307, Ogden, Utah 84409
Ogden (801)394-4515 Salt Lake Fax (801)521-2222 Fax (801)392-7544

PLAT-HOLD CORPORATION - IRVINE, CALIFORNIA
RECORDED BY NUMBER STAMP

K:\96n12d\dwg\96n12d3.dwg Mon Mar 06 15:23:21 2000 Brandon