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BOUNDARY DESCRIPTION – REMAINING PARCEL "A" (NOT SURVEYED)

A TRACT OF LAND SITUATE IN THE SOUTHWEST QUARTER OF SECTION 21, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U. S. SURVEY, WEBER COUNTY, UTAH, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 21;
THENCE SOUTH 89°07'58" EAST 698.00 FEET TO THE TRUE POINT OF BEGINNING;

THENCE NORTH 00°30'47" EAST 290.00 FEET;
THENCE NORTH 89°07'58" WEST 177.60 FEET;
THENCE NORTH 00°52'02" EAST 1030.00 FEET;
THENCE NORTH 89°07'58" WEST 528.00 FEET;
THENCE NORTH 00°52'02" EAST 1320.00 FEET;
THENCE SOUTH 89°07'58" EAST 577.50 FEET;
THENCE SOUTH 00°52'02" WEST 1320.00 FEET;
THENCE SOUTH 89°07'58" EAST 995.72 FEET;
THENCE SOUTH 00°50'00" WEST 245.90 FEET;
THENCE SOUTH 89°02'21" WEST 57.93 FEET;
THENCE SOUTH 00°50'00" WEST 190.60 FEET;
THENCE SOUTH 34°01'02" WEST 162.76 FEET
THENCE NORTH 89°02'21" WEST 53.00 FEET;
THENCE SOUTH 28°28'50" EAST 222.32 FEET;
THENCE SOUTHWESTERLY, 190.23 FEET, ALONG A CURVE TO THE LEFT (CHORD BEARING S 17°26'32" WEST, 187.58 FT)
THENCE SOUTH 00°52'02" WEST 374.64 FEET;
THENCE NORTH 89°07'58" WEST 734.23 FEET TO THE POINT OF BEGINNING.
THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 39.77 ACRES.

BOUNDARY DESCRIPTION – REMAINING PARCEL "B", (NOT SURVEYED)

A TRACT OF LAND SITUATE IN THE SOUTHWEST QUARTER OF SECTION 21, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U. S. SURVEY, WEBER COUNTY, UTAH, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 21;
THENCE SOUTH 89°07'58" EAST 1672.23 FEET TO THE TRUE POINT OF BEGINNING;

THENCE NORTH 00°52'02" EAST 374.64 FEET;
THENCE 155.51 FEET ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 268.78 FEET, AND A LONG CHORD BEARING NORTH 17°26'32" EAST 153.35 FEET;
THENCE NORTH 34°01'02" EAST 130.43 FEET;
THENCE SOUTH 55°58'58" EAST 268.38 FEET;
THENCE SOUTH 34°01'02" WEST 27.00 FEET;
THENCE SOUTH 00°52'02" WEST 461.46 FEET;
THENCE NORTH 89°07'58" WEST 325.00 FEET TO THE POINT OF BEGINNING.
CONTAINING 9.29 ACRES

WASTEWATER SITE AND SOILS EVALUATION NO. 12106

EXPLORATION PIT NO. 1 (LOT 28)
1–14" LOAM, MAEVY, DARK GRAY, LARGE PLATY, MOIST
14–28" LOAM, HEAVEY, PALE BROWN, LARGE SUB BLOCKY, MOIST
28–40" SILT LOAM, HEAVY, BROWNISH GRAY, MOTTLED, MOIST
40–60" SILTY CLAY LOAM, PINKISH GRAY, HEAVILY MOTTLED, PLATY, MOIST
MOTTLES AND SALT CRYSTALS START @ 30"
PERCOLATION RESULTS: 16 MPI @ 8"
20 MPI @ 18"
34 MPE @ 60"

EXPLORATION PIT NO. 2 (LOT 29
0–16" LOAM, HEAVY, GRAY, LARGE SUB CLOCKY, DRY
16–27" LOAM, DARK GRAY, SUB BLOCKY, MOIST TO DRY
27–35" CLAY LOAM, WHITE TO DARK GRAY, MOTTLING, PRISMATIC, DRY
35–47" CLAY LOAM, PINKISH WITH PRISMATIC TO SUB BLOCKY, SMALL RED MOTTLES, DRY
47–52" LOAMY SAND, REDDISH GRAY, CEMENTED, DRY
52–60" CLAY LOAM, GREENISH GRAY, MOIST TO DRY
PERCOLATION RESULTS: 16 MPI @ 18"
17 MPI @ 34"
8.6 MPI @ 48"
10 MPI @ 68"

WATER MONITORING RESULTS WERE CONDUCTED AND ARE SATISFACTORY
REF: WEBER–MORGAN HEALTH DISTRICT LETTER OF MAY 3, 2001.

CERTIFICATE OF ZONING

I FURTHER CERTIFY THAT ALL LOTS IN THIS SUBDIVISION MEET THE REQUIREMENTS OF THE ZONING ORDINANCES NOW IN FORCE AND EFFECT.

WILLIAM L. HOLYOAK, PE & PLS
UTAH LAND SURVEYOR REGISTRATION NO. 86–167461–2201.

WEBER–MORGAN HEALTH DISTRICT

I HEREBY CERTIFY THAT THE SOILS, PERCOLATION RATE, AND SITE CONDITIONS FOR THIS SUBDIVISION HAVE BEEN INVESTIGATED BY THIS OFFICE AND ARE APPROVED FOR ON–SITE WASTE WATER DISPOSAL SYSTEMS.

SIGNED THIS _____ DAY OF _____, 20____

DIRECTOR, WEBER–MORGAN HEALTH DISTRICT

"REMAINING AGRICULTURAL PARCEL" (NOT APPROVED FOR DEVELOPMENT)

AGRICULTURE IS THE PREFERRED USE IN THE AGRICULTURAL ZONES. AGRICULTURAL OPERATIONS AS SPECIFIED IN THE ZONING ORDINANCES 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.

SURVEY NARRATIVE:

A. THIS SURVEY WAS MADE AT THE REQUEST OF JOAN DEGIORGIO, U.R.M.C.C.; 102 W 500 S, SALT LAKE CITY, UT 84101–2328 TEL 801–524–3146.

B. THE PURPOSE OF THE SURVEY IS TO SUBDIVIDE A PARCEL OF LAND INTO TWO LOTS AND OBTAIN GOVERNMENT APPROVAL FOR CONSTRUCTION OF SINGLE FAMILY UNITS THEREON.

C. THE BASIS OF BEARING IS THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 21, CALLED SOUTH 89°07'58" EAST, AS PROVIDED BY THE WEBER COUNTY SURVEYOR'S OFFICE, IN ACCORD WITH THE UTAH STATE PLANE COORDINATE SYSTEM.

D. CORNERS FOUND OR SET ARE AS SPECIFIED IN THE LEGEND.

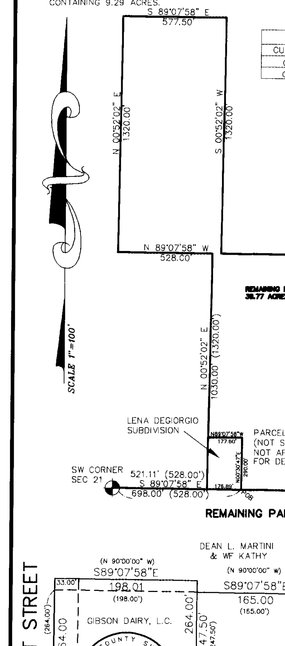
EASEMENTS:

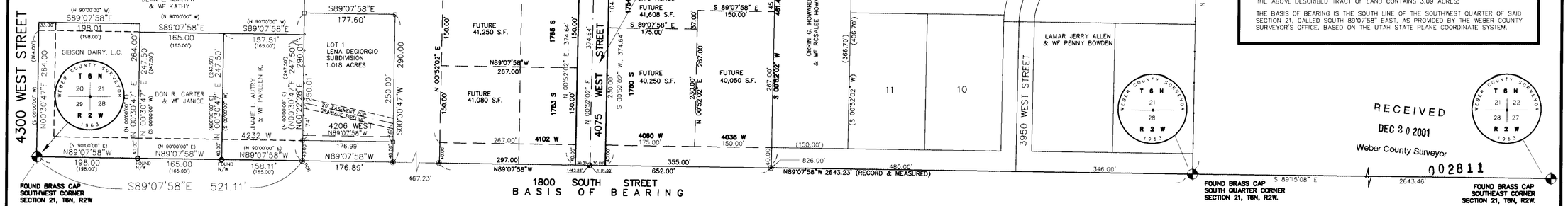
10' PUBLIC UTILITY & DRAINAGE EASEMENTS, AS INDICATED.

LEGEND:

"□" SET 5/8 REBAR W/CAP OR AS INDICATED
"◉" SET NAIL AND WASHER
WEBER COUNTY SURVEYOR'S BRASSCAP OR AS INDICATED
( ) RECORD DATA
LOCATION OF STREET MONUMENTS TO BE SET UPON COMPLETION OF ASPHALT SURFACING.

CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD DIR.	CHORD
C1	155.51'	268.78'	33°09'00"	80.00'	S17°26'32"W	153.35'
C2	190.23'	328.78'	33°09'00"	97.86'	N17°26'32"E	187.58'





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Weber County Surveyor
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DEGIORGIO SUBDIVISION, PHASE 3
A PART OF THE SW1/4 OF SECTION 21, T6N, R2W.
SALT LAKE BASE AND MERIDIAN
U. S. SURVEY, WEBER COUNTY, UTAH
DECEMBER 2001

O W N E R ' S D E D I C A T I O N

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:

DEGIORGIO SUBDIVISION, PHASE 3

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 THOROUGHFARES.

AND DO HEREBY GRANT A PERPETUAL RIGHT AND EASEMENT OVER, UPON, AND UNDER THE LANDS DESIGNATED HEREON AS PUBLIC UTILITY, STORM WATER DETENTION PONDS DRAINAGE EASEMENTS AND CANAL MAINTENANCE EASEMENTS, THE SAME TO BE USED FOR THE INSTALLATION MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINE, STORM DRAINAGE FACILITIES, IRRIGATION CANALS 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.

IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR SIGNATURES THIS _____ DAY OF _____, 2001.

MARIO & LENA DEGIORGIO RESTATED FAMILY TRUSTS

JOAN DEGIORGIO, TRUSTEE

A C K N O W L E D G E M E N T

STATE OF UTAH } SS
COUNTY OF WEBER }

ON THE _____ DAY OF _____, 2001. PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, THE SIGNERS OF THE ABOVE OWNER'S DEDICATION, _____ IN NUMBER, WHO DULY ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME.

NOTARY PUBLIC
RESIDING AT _____ UTAH
MY COMMISSION EXPIRES: _____

BOUNDARY DESCRIPTION – DEGIORGIO SUBDIVISION, PHASE 3

A TRACT OF LAND SITUATE IN THE SOUTHWEST QUARTER OF SECTION 21, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U. S. SURVEY, WEBER COUNTY, UTAH, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 21;
THENCE NORTH 89°07'58" WEST 826.00 FEET ALONG THE CENTER LINE OF 1800 SOUTH STREET;
THENCE NORTH 00°52'02" EAST 461.46 FEET ALONG THE WEST LINE OF ORRIN G. HOWARD PROPERTY;
THENCE NORTH 34°01'02" EAST 27.00 FEET ALONG THE WEST LINE OF DEGIORGIO SUBDIVISION, PHASE 1, TO THE TRUE POINT OF BEGINNING, A REBAR/CAP;

THENCE NORTH 55°58'58" WEST 268.38 FEET TO A POINT ON THE SOUTH–EASTERLY LINE OF DEGIORGIO STREET, A REBAR/CAP;
THENCE SOUTH 34°01'02" WEST 130.43 FEET ALONG SAID SOUTHEASTERLY LINE OF DEGIORGIO STREET TO A REBAR/CAP;
THENCE SOUTHWESTERLY 155.51 FEET ALONG THE EASTERLY LINE OF 4075 WEST STREET, A CURVE TO THE LEFT, HAVING A RADIUS OF 268.78 FEET, AND A LONG CHORD BEARING SOUTH 17°26'32" WEST 153.35 FEET TO A REBAR/CAP;
THENCE SOUTH 00°52'02" WEST 374.64 FEET TO THE CENTER LINE OF 1800 SOUTH STREET;
THENCE NORTH 89°07'58" WEST 60.00 FEET ALONG THE CENTER LINE OF 1800 SOUTH STREET;
THENCE NORTH 00°52'02" EAST 374.64 FEET ALONG THE WEST LINE OF 4075 WEST STREET TO A REBAR/CAP;
THENCE NORTHWESTERLY 190.23 FEET ALONG THE WESTERLY LINE OF 4075 WEST STREET, A CURVE TO THE RIGHT, HAVING A RADIUS OF 328.78 FEET AND A LONG CHORD BEARING NORTH 17°26'32" EAST 187.58 FEET TO A REBAR/CAP;
THENCE NORTH 28°28'50" WEST 222.32 FEET TO A REBAR/CAP;
THENCE SOUTH 89°02'21" EAST 53.00 FEET TO A REBAR/CAP;
THENCE NORTH 34°01'02" EAST 162.76 FEET TO THE SOUTHWESTERLY CORNER OF LOT 27, DEGIORGIO SUBDIVISION, PHASE 2, REBAR/CAP;
THENCE SOUTH 55°58'58" EAST 481.16 FEET ADJOINING LOTS 27 AND 18, DEGIORGIO SUBDIVISION, PHASE 2, TO THE SOUTHEAST CORNER OF SAID LOT 18, A REBAR/CAP;
THENCE SOUTH 34°01'02" WEST 163.91 FEET ADJOINING LOT 7, DEGIORGIO SUBDIVISION, PHASE 1, TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 3.09 ACRES;

THE BASIS OF BEARING IS THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 21, CALLED SOUTH 89°07'58" EAST, AS PROVIDED BY THE WEBER COUNTY SURVEYOR'S OFFICE, BASED ON THE UTAH STATE PLANE COORDINATE SYSTEM.

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 APLICABLE THRERTO AND NOW IN FORCE AND AFFECT.

SIGNED THIS _____ DAY OF _____, 20____.

WEBER COUNTY ATTORNEY

WEBER COUNTY PLANNING COMMISSION

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

SIGNED THIS _____ DAY OF _____, 20____.

CHAIRMAN, WEBER COUNTY PLANNING COMMISSION

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 RESPONSIBILIES AND/OR LIABILITIES ASSOCIATED THEREWITH.

SIGNED THIS _____ DAY OF _____, 20____.

WEBER COUNTY SURVEYOR

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 FINANCIAL GUARANTEE IS SUFFICIENT FOR THE INSTALLATION OF THESE IMPROVEMENTS.

SIGNED THIS _____ DAY OF _____, 20____.

WEBER COUNTY ENGINEER

WEBER COUNTY COMMISSIONERS

THIS IS TO CERTIFY THAT THIS SUBDIVISION PLAT, THE DEDICATION OF STREETS AND OTHER PUBLIC WAYS AND THE FINANCIAL GUARANTEE OF PUBLIC IMPROVEMENTS ASSOCIATED WITH THIS SUBDIVISION, THEREON ARE HEREBY APPROVED AND ACCEPTED BY THE COMMISSIONERS OF WEBER COUNTY.

SIGNED THIS _____ DAY OF _____, 20____.

CHAIRMAN, WEBER COUNTY COMMISSIONERS

ATTEST _____ TITLE:

CERTIFICATE OF SURVEYOR

I, WILLIAM L. HOLYOAK, A REGISTERED LAND SURVEYOR IN THE STATE OF UTAH, DO HEREBY CERTIFY THAT THIS PLAT OF DEGIORGIO SUBDIVISION, PHASE 3 IN WEBER COUNTY, UTAH, HAS BEEN DRAWN TO THE DESIGNATED SCALE AND IS A TRUE AND CORRECT REPRESENTATION OF THE HEREIN DESCRIBED LANDS INCLUDED IN SAID SUBDIVISION BASED ON THE DATA COMPILED FROM RECORDS IN THE WEBER COUNTY RECORDER'S OFFICE AND FROM ACCEPTABLE SURVEY MADE ON THE GROUND UNDER MY DIRECTION.

SIGNED THIS 19 DAY OF December, 2001

WILLIAM L. HOLYOAK, PE & RLS
UTAH LAND SURVEYOR REGISTRATION NO. 167461

WEBER COUNTY RECORDER

ENTRY NO. _____ FEE PAID _____
FILED FOR RECORD AND RECORDED _____ AT _____
IN BOOK _____ OF THE OFFICIAL RECORDS, PAGE _____.

RECORDED FOR:

WEBER COUNTY RECORDER
BY: _____ DEPUTY.

MOUNTAIN ENGINEERING
4100 WEST OLD HIGHWAY ROAD
MORGAN, UTAH 84050
TEL (801) 876–3978 876–3979(FAX)

REVISIONS		
DATE	BY	COMMENTS
05–30	WJH	ORIGINAL ISSUE W/2 LOTS
08–01	WJH	REVISED PER COUNTY REVIEW
11–13	WJH	REVISED FOR ROAD DEDICATION

LICENSED LAND SURVEYOR No. 167461 WILLIAM L. HOLYOAK STATE OF UTAH

DESIGNED BY: WILLIAM HOLYOAK
DRAWN BY: WILLIAM HOLYOAK
DATE: MAY, 2001

DEGIORGIO SUBDIVISION, PHASE 3
A PART OF THE SW1/4 OF SECTION 21, T6N, R2W.
SALT LAKE BASE AND MERIDIAN
U. S. SURVEY, WEBER COUNTY, UTAH
FOR: JOAN DEGIORGIO, SALT LAKE CITY, UTAH
JOB NO.

DRAWING NO.
ME 00–82
SHEET 1 OF 1
FILE: "DEGIORG10.DWG"

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