

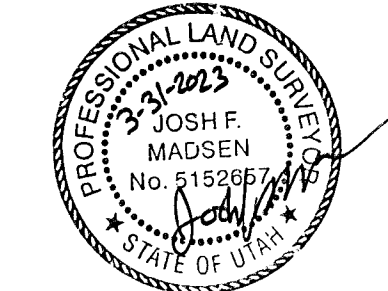
RECORD OF SURVEY

PREPARED FOR
**POWDER MOUNTAIN WATER AND SEWER
 IMPROVEMENT DISTRICT**
**"HIDDEN LAKE WATER TANK, HIDDEN LAKE
 WELL, HIDDEN LAKE PUMP HOUSE,
 BLOOMINGTON WELL AND PUMP HOUSE #5"**
 SUMMIT PASS, EDEN UTAH
 LOCATED IN THE SOUTHEAST ¼ OF SECTION 6,
 TOWNSHIP 7 NORTH, RANGE 2 EAST,
 SALT LAKE BASE AND MERIDIAN.
 WEBER COUNTY & CACHE COUNTY, UTAH

SURVEYOR'S CERTIFICATE:

I, JOSH F. MADSEN DO HEREBY CERTIFY THAT I AM A LICENSED LAND SURVEYOR AND THAT I HOLD LICENSE NO. 5152657, IN ACCORDANCE WITH THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT FOUND IN TITLE 58, CHAPTER 22 OF THE UTAH CODE. I FURTHER CERTIFY THAT BY THE AUTHORITY OF THE OWNER'S OR OWNER'S AGENT, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW, HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH UTAH CODE SECTION 17-23-17, HAVE VERIFIED ALL MEASUREMENTS, AND HAVE PLACED MONUMENTS AS REPRESENTED ON THE PLAT. I FURTHER CERTIFY THAT THIS PLAT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

JOSH F. MADSEN
 LICENSE NO. 5152657



NARRATIVE:

PROJECT SCOPE:
 THIS SURVEY WAS REQUESTED BY POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT FOR THE PURPOSES OF DEPICTING VARIOUS PARCELS OF LAND TO BE ACQUIRED IN FEE AND/OR EASEMENT

BASIS OF BEARINGS:
 THE BASIS OF BEARING FOR THIS SURVEY IS N86°12'00"W BETWEEN THE EAST ¼ CORNER OF SECTION 6 AND WEST ¼ CORNER OF SECTION 6 TOWNSHIP 7 NORTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN AS SHOWN HEREON. THE BEARING WAS ESTABLISHED BY VRS RTK OBSERVATION AND BASED ON A PROJECTION OF UTAH NORTH NAD83

NARRATIVE:
 FIELD DATA WAS GATHERED ON AUGUST 17 & 27 AND OCTOBER 5, 2021 UTILIZING GROUND, SATELLITE AND AERIAL METHODS

CORNERS NOT SET AT THIS TIME

THE CACHE/WEBER COUNTY LINE HAS BEEN APPROXIMATED FROM REFERENCE #3

THE SUMMIT PASS ROAD DEDICATION HAS BEEN ORIENTED TO THE AS-SURVEYED POSITION OF THE EAST ¼ CORNER OF SECTION 6, T7N R2E AND THE NORTHWEST CORNER OF SECTION 6, T7N R2E (N60°41'48"W 5559.52 MEASURED, N60°41'54"W 5559.70 RECORD)

THE WEBER STATE UNIVERSITY PARCEL WAS ORIGINALLY CONVEYED BY COBABA (QUIT CLAIM DEED DATED JANUARY 22, 1987, ENTRY #996634). THE SURVEY BY WEBER COUNTY (SEE REF.#7) STATES "THE LOCATION WAS STAKED AND DESCRIBED AS DIRECTED BY DR. ALVIN COBABA AND REPRESENTATIVES OF THE COLLEGE. THIS IS A NEW PARCEL. NO DEED INTERPRETATION WAS NECESSARY". ENTRY #1128104 (QUIT CLAIM DEED DATED DECEMBER 31, 1990 CONVEYED THE LAND FROM COBABA TO THE UNIVERSITY, HOWEVER THE TWO CURVES THAT APPEAR ON REF. #7 ARE DESCRIBED AS LINES.

IT APPEARS THAT THE ORIGINAL INTENT OF THE PARTIES AND SURVEYOR WAS TO DESCRIBE THE PROPERTY AS SHOWN HEREON. A BOUNDARY LINE AGREEMENT IS RECOMMENDED TO RECTIFY THE RECORD DESCRIPTIONS OF SMHG AND WEBER STATE UNIVERSITY. IT IS FURTHER RECOMMENDED THAT ANY CONVEYANCE TO POWDER MOUNTAIN WATER AND SEWER IMPROVEMENT DISTRICT IN THE VICINITY OF THE WEBER STATE UNIVERSITY BOUNDARY INCLUDE BOTH SMHG AND WEBER STATE UNIVERSITY AS GRANTORS AND BE RECORDED IN BOTH WEBER AND CACHE COUNTIES

REFERENCE DOCUMENTS:

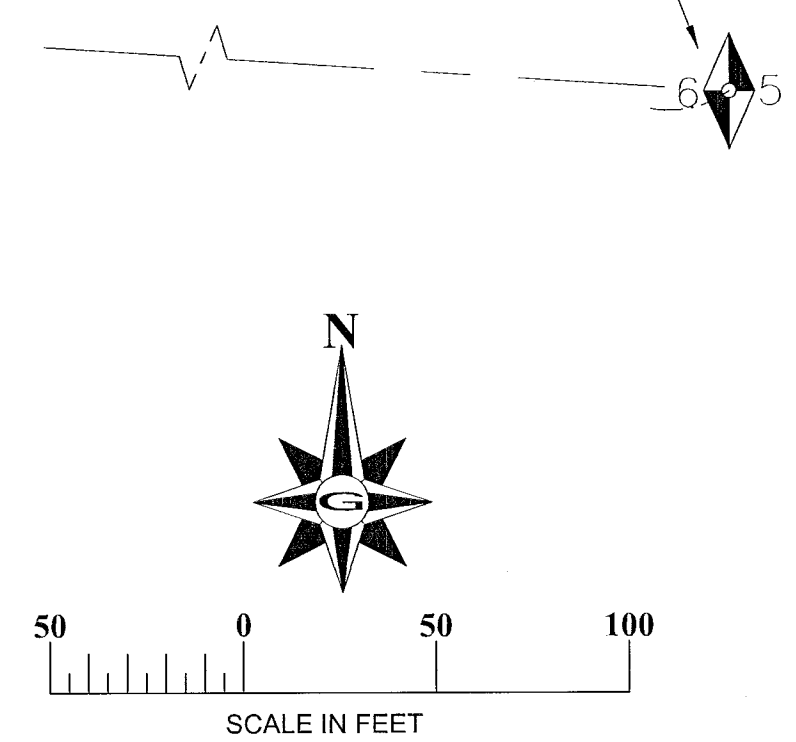
- ENTRY #1133527 ON FILE AT THE OFFICE OF THE CACHE COUNTY RECORDER
- ENTRY #2691509, #1128104, & #996634 ON FILE AT THE OFFICE OF THE WEBER COUNTY RECORDER
- POWDER MOUNTAIN RESERVE ALTA SURVEY BY BASELINE SURVEYING INC. ON FILE AT THE OFFICE OF THE WEBER COUNTY AND CACHE COUNTY RECORDER OFFICE
- DECLARATION OF COUNTY LINE COMMON TO WEBER AND CACHE COUNTY, UTAH. ON FILE AT THE OFFICE OF THE WEBER COUNTY (74-62, 74-63, 74-64)
- DEDICATION PLAT FOR SUMMIT PASS AND SPRING PARK ON FILE AT THE OFFICE OF THE WEBER COUNTY RECORDER
- RECORD F SURVEY FOR WEBER STATE UNIVERSITY BY HANSEN & ASSOCIATES, INC. DATED 10/18/17 ON FILE AT THE WEBER COUNTY SURVEYORS OFFICE
- RECORD OF SURVEY FOR DR ALVIN F. AND MRS. JUNE H. COBABA BY WEBER COUNTY SURVEYOR AND ENGINEER'S OFFICE DATED NOV. 13, 1987 ON FILE AT THE WEBER COUNTY SURVEYORS OFFICE

RECEIVED
 APR 04 2023
 BY: JMB

DATE:	MARCH 31, 2022
PROJECT FILE:	PWM-022.21
FIELD:	JMB/JFM
DRAFTED:	JB
CHECKED:	JFM
APPROVED:	JFM

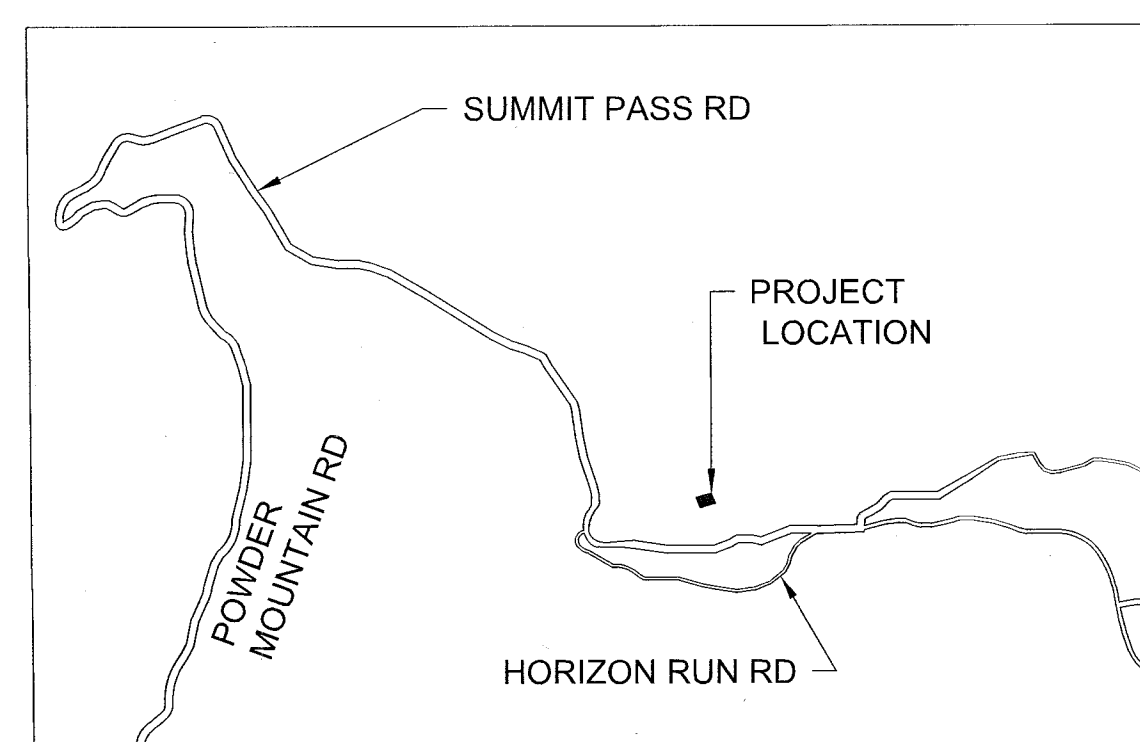
1/1

E ¼ CORNER SEC. 6
 T7N R2E SL B&M
 GLO BRASS CAP MONUMENT
 GOOD CONDITION 10/2021
 "1941"

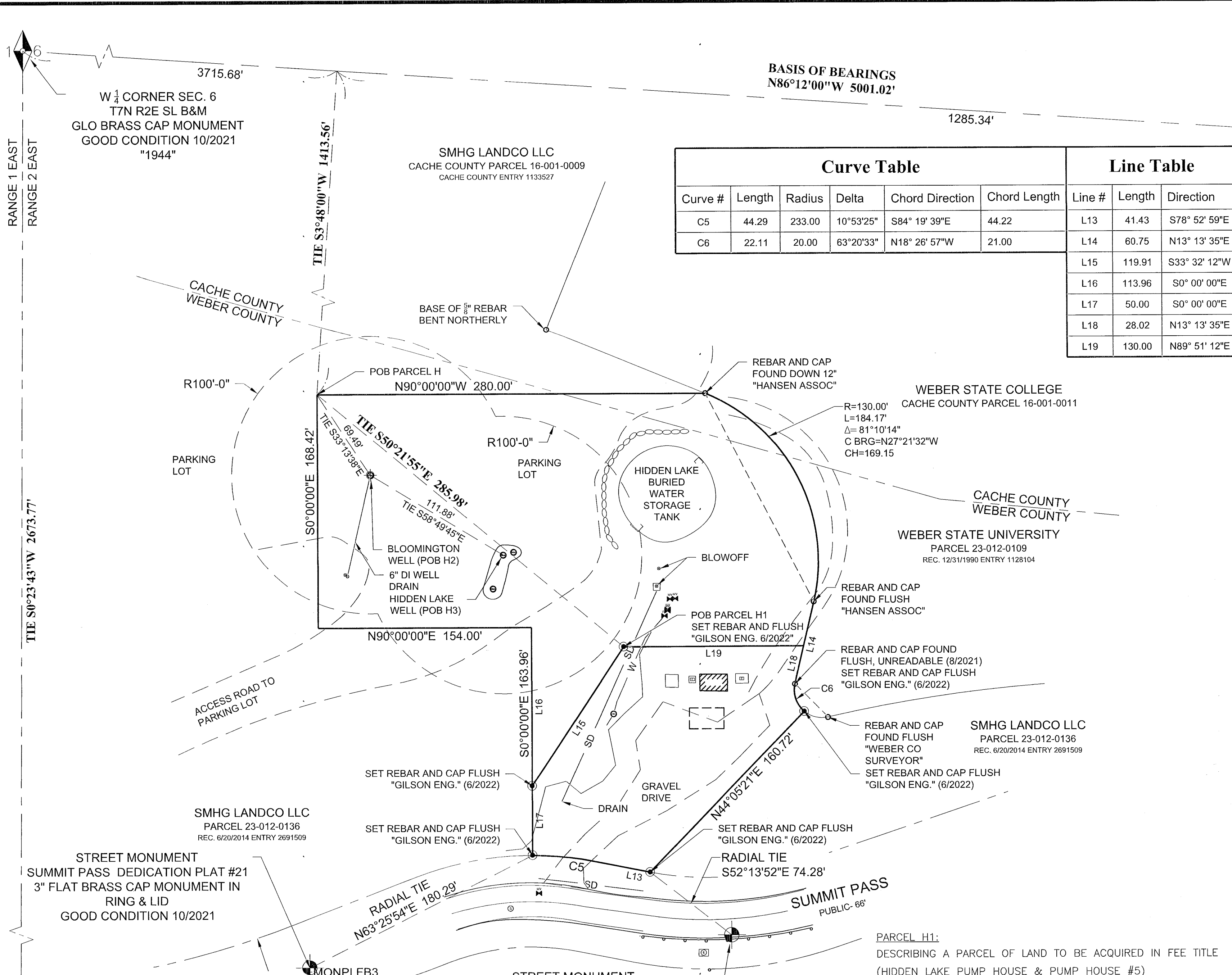


Curve Table					Line Table			
Curve #	Length	Radius	Delta	Chord Direction	Chord Length	Line #	Length	Direction
C5	44.29	233.00	10°53'25"	S84°19'39"E	44.22	L13	41.43	S78°52'59"E
C6	22.11	20.00	63°20'33"	N18°26'57"W	21.00	L14	60.75	N13°13'35"E
						L15	119.91	S33°32'12"W
						L16	113.96	S0°00'00"E
						L17	50.00	S0°00'00"E
						L18	28.02	N13°13'35"E
						L19	130.00	N89°51'12"E

VICINITY MAP:



LEGEND	
	SECTION CORNER (LOCATED)
	SECTION CORNER (NOT-LOCATED)
	STREET MONUMENT (LOCATED)
	COUNTY LINE MONUMENT
	PROPERTY CORNER SET (AS NOTED)
	PROPERTY CORNER FOUND (AS NOTED)
	MONUMENT LINE
	TIE LINE
	EDGE OF PAVEMENT
	ROW LINE
	BOUNDARY LINE
	CENTERLINE
	CONCRETE
	WATER LINE
	STORM DRAIN LINE
	SEWER LINE
	POWER POLE
	FIRE HYDRANT
	SIGN
	ELECTRICAL BOX
	STORM DRAIN BOX
	TREE
	LIGHT POLE
	TELEPHONE BOX
	WATER/IRRIGATION VALVE
	WATER METER
	GAS METER
	MAILBOX
	SEWER MANHOLE



PARENT PARCEL DESCRIPTION:

SEE CACHE COUNTY ENTRY #1133527 AND WEBER COUNTY ENTRY #2691509

ACQUISITION PARCEL DESCRIPTIONS:

PARCEL H1:
 DESCRIBING A PARCEL OF LAND TO BE ACQUIRED IN FEE TITLE (HIDDEN LAKE WATER TANK, HIDDEN LAKE WELL & BLOOMINGTON WELL)

BEGINNING AT A POINT LOCATED N86°12'00"W 1285.34' AND S3°48'00"W 1413.56' FROM THE EAST ¼ CORNER OF SECTION 6, TOWNSHIP 7 NORTH RANGE 2 EAST, SALT LAKE BASE & MERIDIAN, THENCE SOUTH 168.42' FEET, EAST 154.00' AND SOUTH 163.96 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY OF SUMMIT PASS, THENCE ALONG THE NORTHERLY RIGHT OF WAY OF SUMMIT PASS, A 233.00' RADIUS NON-TANGENT CURVE CONCAVE TO THE SOUTH 44.29' (DELTA ANGLE OF 10°53'24", CHORD S84°19'39"E 44.22') AND SOUTH 78°52'59" EAST 41.43' THENCE NORTH 44°05'21" EAST 160.72' TO A POINT ON THE BOUNDARY OF THE WEBER STATE UNIVERSITY PARCEL, THENCE ALONG THE WEBER STATE UNIVERSITY PARCEL A 20.00' RADIUS NON-TANGENT CURVE CONCAVE TO THE EAST 22.11' (DELTA ANGLE OF 63°20'33", CHORD N18°26'57"W 21.00') THENCE NORTH 13°13'35" EAST 60.75', A 130.00' RADIUS NON-TANGENT CURVE CONCAVE TO THE WEST 184.17' (DELTA ANGLE OF 81°10'14", CHORD N27°21'32"W 169.15'), THENCE WEST 280.00' TO THE POINT OF BEGINNING WITH AN AREA OF 85,354.57 S.F.

DESCRIBING AN ADDITIONAL EASEMENT TO BE GRANTED
 A NON-EXCLUSIVE EASEMENT TO ACCESS PARCEL H ALONG THE EXISTING GRAVEL ROAD THAT CONNECTS SUMMIT PASS TO THE PARKING LOT

PARCEL H1:
 DESCRIBING A PARCEL OF LAND TO BE ACQUIRED IN FEE TITLE (HIDDEN LAKE PUMP HOUSE & PUMP HOUSE #5)

BEGINNING AT A POINT LOCATED N86°12'00"W 1285.34' AND S3°48'00"W 1413.56' AND S50°21'55"E 285.98' FROM THE EAST ¼ CORNER OF SECTION 6, TOWNSHIP 7 NORTH RANGE 2 EAST, SALT LAKE BASE & MERIDIAN, THENCE SOUTH 33°32'12" WEST 119.91' TO A POINT ON THE BOUNDARY OF PARCEL H, THENCE SOUTH 50.00' FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY OF SUMMIT PASS, THENCE ALONG THE NORTHERLY RIGHT OF SUMMIT PASS A 233.00' RADIUS NON-TANGENT CURVE CONCAVE TO THE SOUTH 44.29' (DELTA ANGLE OF 10°53'24", CHORD S84°19'39"E 44.22') AND SOUTH 78°52'59" EAST 41.43', THENCE NORTH 44°05'21" EAST 160.72' TO A POINT ON THE BOUNDARY OF THE WEBER STATE UNIVERSITY PARCEL, THENCE ALONG THE WEBER STATE UNIVERSITY PARCEL A 20.00' RADIUS NON-TANGENT CURVE CONCAVE TO THE EAST 22.11' (DELTA ANGLE OF 63°20'33", CHORD N18°26'57"W 21.00') THENCE NORTH 13°13'35" EAST 28.02' AND SOUTH 89°51'12" WEST 130.00' TO THE POINT OF BEGINNING WITH AN AREA OF 21,303.11 SQUARE FEET

PARCEL H2:
 DESCRIBING A WELL HEAD PROTECTION AREA (BLOOMINGTON WELL)

A 100' RADIUS WELL PROTECTION AREA CENTERED ON THE BLOOMINGTON WELL. THE BLOOMINGTON WELL IS LOCATED N86°12'00"W 1285.34' AND S3°48'00"W 1413.56' AND S33°13'38"E 69.49' FROM THE EAST ¼ CORNER OF SECTION 6, TOWNSHIP 7 NORTH RANGE 2 EAST, SALT LAKE BASE & MERIDIAN

PARCEL H3:
 DESCRIBING A WELL HEAD PROTECTION AREA (HIDDEN LAKE WELL)

A 100' RADIUS WELL PROTECTION AREA CENTERED ON THE HIDDEN LAKE WELL. THE HIDDEN LAKE WELL IS LOCATED N86°12'00"W 1285.34' AND S3°48'00"W 1413.56' AND S33°13'38"E 69.49' AND S58°49'45"E 111.88' FROM THE EAST ¼ CORNER OF SECTION 6, TOWNSHIP 7 NORTH RANGE 2 EAST, SALT LAKE BASE & MERIDIAN

GILSON ENGINEERING
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 12401 SOUTH 480 EAST BUILDING C, UNIT 2, DRAPER, UT 84020
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RANGE 1 EAST
 RANGE 2 EAST
 TIE S0°00'00"E 168.42'
 TIE S0°00'00"E 154.00'
 TIE S0°00'00"E 163.96'
 TIE S0°00'00"E 180.29'
 TIE S0°00'00"E 2673.77'