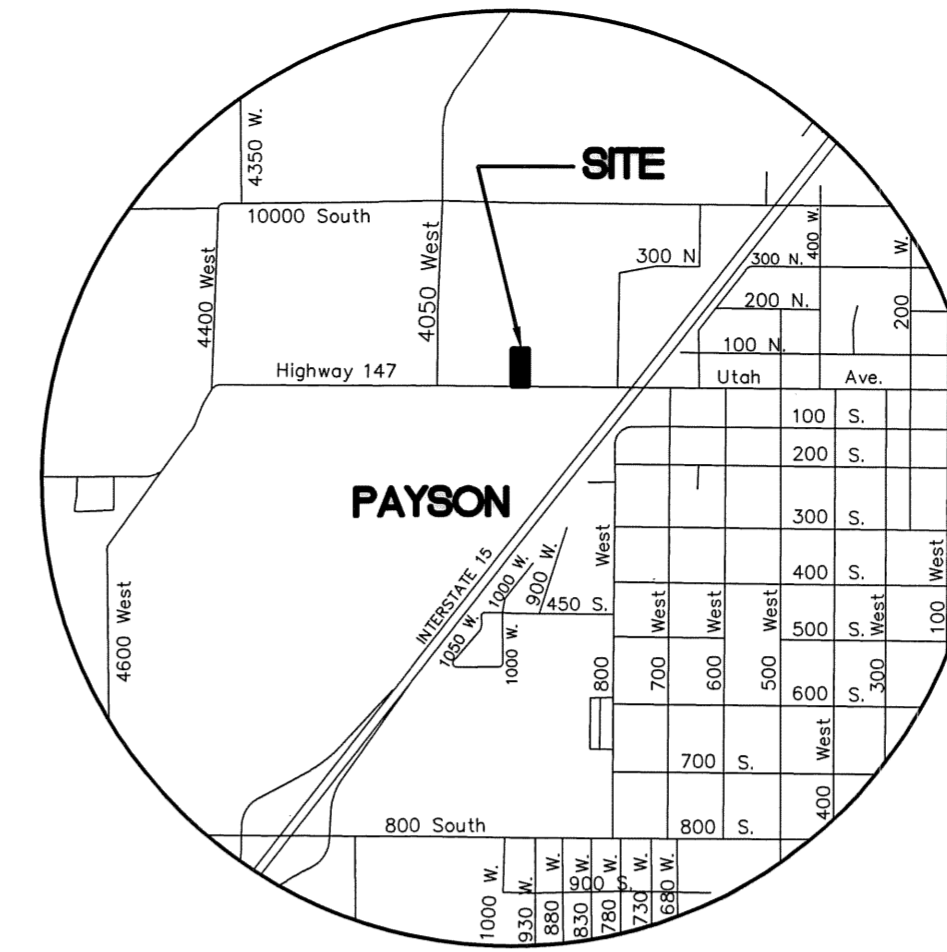
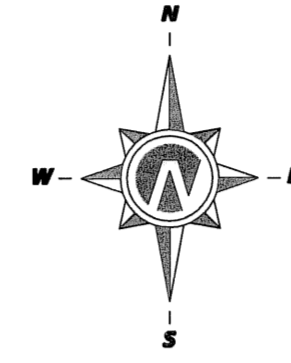
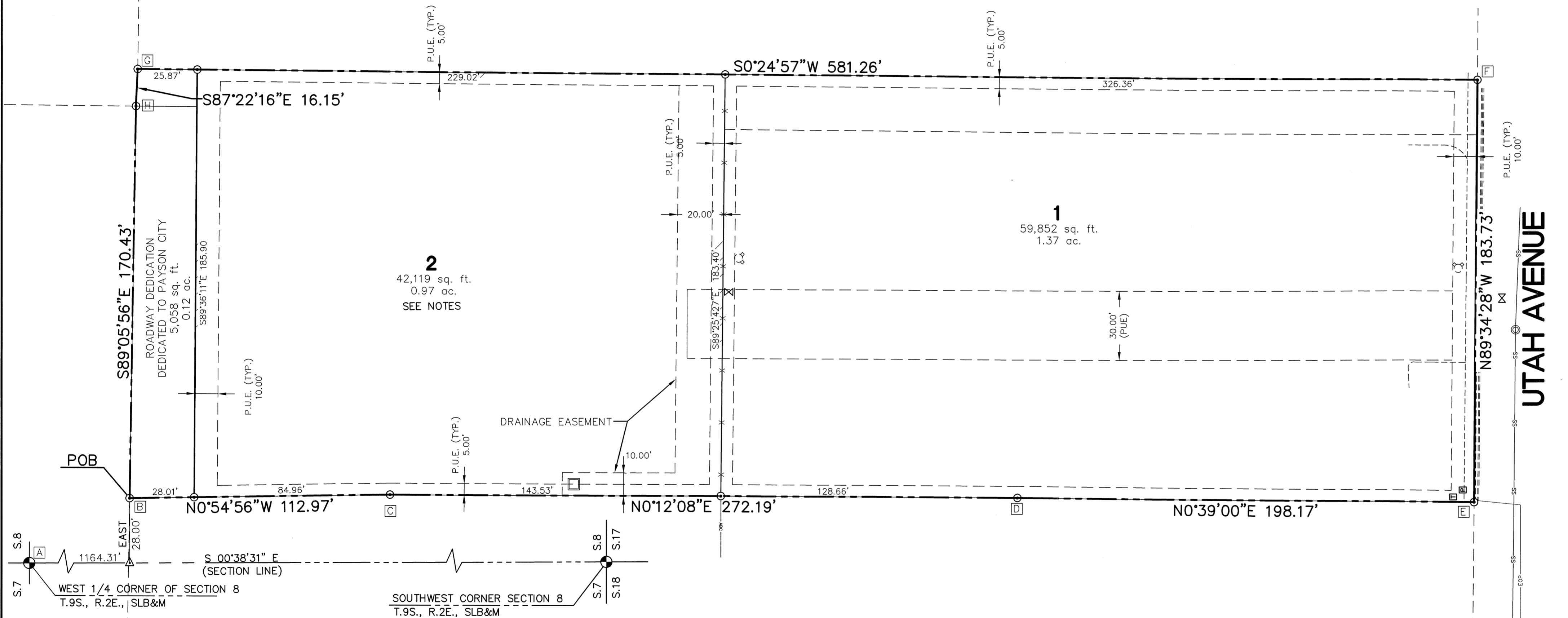


(24"x36")
SCALE 1" = 30'
(11"x17")
SCALE 1" = 60'

NOTES:
1) BEFORE LOT 2 CAN BE DEVELOPED, THERE MUST BE TWO ACCESS POINTS FOR INGRESS AND EGRESS, AND ALL UTILITIES MUST BE STUBBED INTO LOT 2.
2) LOT 2 MUST ACCOMMODATE ALL STORM WATER FOR LOT 1.



VICINITY MAP
-NTS-



UTILITY DEDICATION

THE OWNERS OF THE PARCEL OF LAND WHICH IS SHOWN UPON THIS SUBDIVISION PLAT OF WEST UTAH AVE. SUBDIVISION, A UTAH SUBDIVISION, DO CONSENT TO THE PREPARATION AND RECORDATION OF THIS SUBDIVISION PLAT AND DO HEREBY OFFER AND CONVEY TO ALL PUBLIC UTILITY AGENCIES AND THEIR SUCCESSORS AND ASSIGNS A PERMANENT EASEMENT AND RIGHT-OF-WAY AS SHOWN BY THE AREAS MARKED "P.U.E. (PUBLIC UTILITY EASEMENT)" ON THE WITHIN SUBDIVISION PLAT FOR THE CONSTRUCTION AND MAINTENANCE OF SUBTERRANEAN ELECTRICAL, TELEPHONE, NATURAL GAS, SEWER AND WATER LINES AND APPURTENANCES, TOGETHER WITH THE POINT OF ACCESS THERETO

QUESTAR

Questar approves this plat solely for the purpose of confirming that the plat contains public utility easements. Questar may require other easements in order to serve this development. This approval does not constitute abrogation or waiver of any other existing rights, obligations or liabilities provided by law or equity. This approval does not constitute acceptance, approval or acknowledgement of any terms contained in the plat, including those set forth in the Owners Dedication and the Notes and does not constitute a guarantee of particular terms of natural gas service. For further information please contact Questar's right-of-way department.

APPROVED THIS 24 DAY OF November 2009 A.D. *Brad Mathison*
PREPARED AND PROVIDED BY THE COMPANY. DIRECTOR



FIRE CHIEF

APPROVED THIS 29 DAY OF October A.D. BY
THE PAYSON CITY FIRE CHIEF

Scott Spencer
SCOTT SPENCER - FIRE CHIEF

SURVEYOR'S CERTIFICATE

I, ROBBIN J. MULLEN, CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR HOLDING LICENSE NUMBER 368356 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS AND EASEMENTS, HERINAFTER TO BE KNOWN AS WEST UTAH AVE. SUBDIVISION PLAT A AND THAT A SURVEY OF THE DESCRIBED TRACT OF LAND HAS BEEN COMPLETED BY ME IN ACCORDANCE WITH SECTION 17-23-17 AND THAT I HAVE VERIFIED ALL MEASUREMENTS AND HAVE PLACED MONUMENTS AS SHOWN HEREON, I FURTHER CERTIFY THAT ALL LOTS MEET FRONTAGE, WIDTH AND AREA REQUIREMENTS OF THE APPLICABLE ZONING ORDINANCES.

Oct 28, 2009
DATE

Robbin J. Mullen
ROBBIN J. MULLEN, P.L.S.
(SEE SEAL BELOW)

BOUNDARY DESCRIPTION

A PARCEL OF LAND LOCATED IN THE SOUTHWEST 1/4 OF SECTION 8, TOWNSHIP 9 SOUTH, RANGE 2 EAST, SALT LAKE BASE & MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND BRASS CAP MARKING THE WEST 1/4 CORNER OF SAID SECTION 8; THENCE S.00°38'31" ALONG THE SECTION LINE 1164.31 FEET; THENCE EAST 28.00 FEET TO THE POINT OF BEGINNING;

THENCE S.89°05'56"E. A DISTANCE OF 170.43 FEET; THENCE S.87°22'16"E. A DISTANCE OF 16.15 FEET; THENCE S.00°24'57"W. A DISTANCE OF 581.26 FEET; THENCE N.89°34'28"W. A DISTANCE OF 183.73 FEET; THENCE N.00°39'00"E. A DISTANCE OF 198.17 FEET; THENCE N.00°12'08"E. A DISTANCE OF 272.19 FEET; THENCE N.00°54'56"W. A DISTANCE OF 112.97 FEET TO THE POINT OF BEGINNING. CONTAINING 2.457 ACRES OF LAND.

OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE OWNERS OF THE TRACT OF LAND DESCRIBED HEREON AS WEST UTAH AVE. SUBDIVISION PLAT A. A UTAH SUBDIVISION LOCATED ON SAID TRACT OF LAND, HAVE CAUSED A SURVEY TO BE MADE AND A SUBDIVISION PLAT CONSISTING OF 1 SHEET TO BE PREPARED. DO HEREBY GIVE OUR CONSENT TO THE RECORDATION OF THIS SUBDIVISION PLAT

IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HANDS THIS 10TH DAY OF Nov 2009

BY: *Ralph William Thomas*
RALPH WILLIAM THOMAS - owner for Thomas Properties

ACKNOWLEDGMENT

COUNTY OF UTAH } S.S.
STATE OF UTAH }
ON THE 10th DAY OF Nov. A.D. 2009
PERSONALLY APPEARED BEFORE ME THE SIGNERS OF THE FOREGOING DEDICATION WHO DULY ACKNOWLEDGE TO ME THAT THEY DID EXECUTE THE SAME.
MY COMMISSION EXPIRES 11/2/2012 *Natasha Hoban*
NOTARY PUBLIC (SEE SEAL)

ACCEPTANCE BY LEGISLATIVE BODY

THE MAYOR OF PAYSON CITY, COUNTY OF UTAH, STATE OF UTAH, APPROVES WEST UTAH AVE. SUBDIVISION, IN ACCORDANCE WITH THE UTAH SUBDIVISION ACT, HEREBY ACCEPTS THE PUBLIC UTILITY DEDICATION (P.U.E.) AND THE ROADWAY DEDICATION. THIS 9th DAY OF November 9, 2009

Bruce Bus
APPROVED BY MAYOR

APPROVED *Glade J. Robbins* ATTEST *Janette Curtis*
CITY ENGINEER (SEE SEAL) CITY RECORDER (SEE SEAL)

PLANNING COMMISSION APPROVAL

APPROVED THIS 9 DAY OF November A.D. 2009, BY THE PAYSON CITY PLANNING COMMISSION.
Glade J. Robbins *John Hawan*
DIRECTOR - SECRETARY CHAIRPERSON, PLANNING COMMISSION

PLAT A WEST UTAH AVENUE SUBDIVISION

SHEET 1 OF 1

PAYSON CITY UTAH COUNTY, UTAH

SCALE: 1" = 30 FEET

SURVEYOR'S SEAL <i>Robbin J. Mullen</i> 10-28-09	NOTARY PUBLIC SEAL <i>Natasha Hoban</i>	CITY ENGINEER SEAL <i>Glade Jay Robbins</i> 11-5-09	CLERK-RECORDER SEAL <i>Rodre Campbell</i>
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