FINAL LOCAL ENTITY PLAT - OCULTA ROCA PUBLIC INFRASTRUCTURE DISTRICT NO. 2

LOCATED IN THE NORTH ½ OF SECTION 27
T. 42 S., R. 12 W., S.L.B.&M.
WASHINGTON COUNTY, UTAH
2024

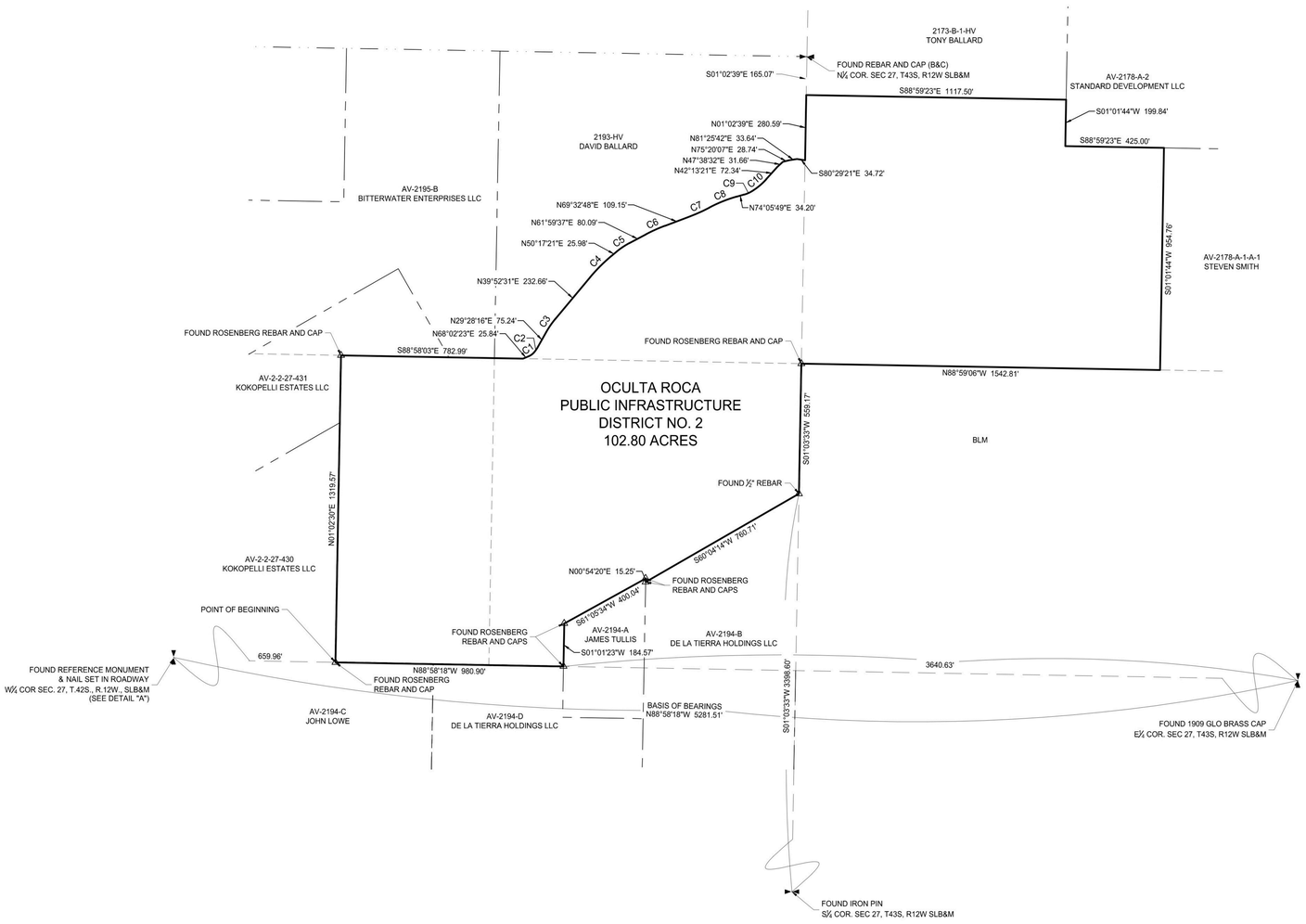
N

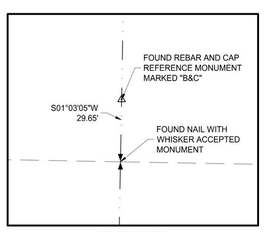
GRAPHIC SCALE

300 0 150 300 600 1200

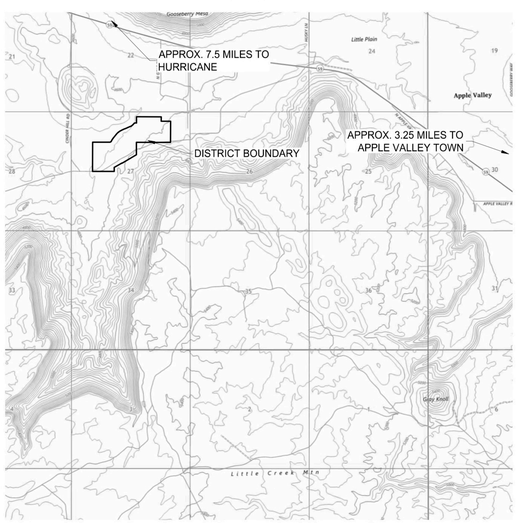
(IN FEET)
1 inch = 300 ft.

CURVE TABLE					
CURVE #	LENGTH	RADIUS	DELTA	CHORD DIRECTION	CHORD LENGTH
C1	27.02	59.43	26°03'06"	N55° 00' 48"E	26.79
C2	28.37	129.84	12°31'03"	N35° 43' 44"E	28.31
C3	69.55	383.00	10°24'14"	N34° 40' 24"E	69.45
C4	131.23	722.00	10°24'51"	N45° 04' 56"E	131.05
C5	68.03	333.00	11°42'18"	N56° 08' 29"E	67.91
C6	89.64	680.00	7°33'12"	N65° 46' 12"E	89.58
C7	96.79	733.00	7°33'57"	N65° 45' 50"E	96.72
C8	126.88	600.00	12°06'57"	N68° 02' 20"E	126.64
C9	38.43	135.00	16°18'36"	N66° 01' 00"E	38.30
C10	78.24	288.00	15°33'56"	N50° 04' 46"E	78.00





DETAIL "A"
NOT TO SCALE



VICINITY MAP
NOT TO SCALE

SURVEYOR'S CERTIFICATE

I, TAYLOR D. CHRISTENSEN, A PROFESSIONAL LAND SURVEYOR AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH, HOLDING CERTIFICATE #13836199, CERTIFY THAT BY AUTHORITY OF THE PROPERTY OWNERS, THE PLAT SHOWN HEREON WAS MADE UNDER MY DIRECTION ACCORDING TO UTAH STATE CODE TITLE 17, CHAPTER 23, SECTION 20. I FURTHER CERTIFY THAT THIS PLAT CORRECTLY SHOWS THE DIMENSIONS OF THE DISTRICT TO BE CREATED.

PROFESSIONAL LAND SURVEYOR
NO. 13836199
TAYLOR D.
CHRISTENSEN
08/29/2024
Electronic Seal
STATE OF UTAH

TAYLOR D. CHRISTENSEN, P.L.S. #13836199

ACCEPTANCE BY LEGISLATIVE BODY

THIS IS TO CERTIFY THAT WE, APPLE VALLEY TOWN, HAVE RECEIVED A PETITION SIGNED BY THE MAJORITY OF THE OWNERS OF THE TRACT SHOWN HEREON REQUESTING THAT SAID DISTRICT BE CREATED AND THAT A COPY OF THE ORDINANCE HAS BEEN PREPARED FOR FILING HEREWITH ALL IN ACCORDANCE WITH THE UTAH CODE 17D-1-2 AS REVISED AND THAT WE HAVE EXAMINED AND DO HEREBY APPROVE AND ACCEPT THE CREATION OF THE SPECIAL SERVICE DISTRICT AS SHOWN AS PART OF SAID CITY AND THAT SAID TRACT OF LAND IS TO BE KNOWN HEREAFTER AS THE "OCULTA ROCA PUBLIC INFRASTRUCTURE DISTRICT NO. 2".

ACCEPTED THIS _____ DAY OF _____ , A.D. 2024.

MAYOR

COUNCIL MEMBER

COUNCIL MEMBER

COUNCIL MEMBER

DISTRICT BOUNDARY DESCRIPTION

A TRACT OF LAND IN THE NORTH 1/2 OF SECTION 27, TOWNSHIP 42 SOUTH, RANGE 12 WEST, SALT LAKE BASE AND MERIDIAN IN WASHINGTON COUNTY, UTAH MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A ROSENBERG REBAR AND CAP LYING 659.96 FEET S88°58'18"E ALONG THE EAST/WEST QUARTER SECTION LINE OF SAID SECTION 27, FROM A NAIL MONUMENTING THE WEST ¼ CORNER OF SAID SECTION 27; RUNNING THENCE N01°02'30"E 1319.57 FEET TO THE SOUTH LINE OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 27 AND TO A ROSENBERG REBAR AND CAP; THENCE S88°58'03"E 782.99 FEET ALONG SAID NORTHWEST 1/16TH LINE TO THE FLOWLINE OF GOULDS WASH; THENCE ALONG THE FLOWLINE OF GOULDS WASH THE FOLLOWING (22) TWENTY-TWO COURSES, (1) N68°02'23"E 25.84 FEET TO THE BEGINNING OF A CURVE, (2) SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 26°03'06", HAVING A RADIUS OF 59.43 FEET AND WHOSE LONG CHORD BEARS N55°00'48"E 26.79 FEET TO THE BEGINNING OF A COMPOUND CURVE, (3) SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 12°31'03", HAVING A RADIUS OF 129.84 FEET AND WHOSE LONG CHORD BEARS N35°43'44"E 28.31 FEET, (4) THENCE N29°28'16"E 75.24 FEET TO THE BEGINNING OF A CURVE, (5) SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 10°24'14", HAVING A RADIUS OF 383.00 FEET AND WHOSE LONG CHORD BEARS N34°40'24"E 69.45 FEET, (6) THENCE N39°52'31"E 232.66 FEET TO THE BEGINNING OF A CURVE, (7) SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 10°24'51", HAVING A RADIUS OF 722.00 FEET AND WHOSE LONG CHORD BEARS N45°04'56"E 131.05 FEET, (8) THENCE N50°17'21"E 25.98 FEET TO THE BEGINNING OF A CURVE, (9) SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 11°42'18" HAVING A RADIUS OF 333.00 FEET AND WHOSE LONG CHORD BEARS N56°08'29"E 67.91 FEET, (10) THENCE N61°59'37"E 80.09 FEET TO THE BEGINNING OF A CURVE, (11) SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 07°33'12", HAVING A RADIUS OF 680.00 FEET AND WHOSE LONG CHORD BEARS N65°46'12"E 89.58 FEET, (12) THENCE N69°32'48"E 109.15 FEET TO THE BEGINNING OF A CURVE, (13) SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 07°33'57", HAVING A RADIUS OF 733.00 FEET AND WHOSE LONG CHORD BEARS N65°45'50"E 96.72 FEET TO THE BEGINNING OF A REVERSE CURVE, (14) SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 12°06'57", HAVING A RADIUS OF 600.00 FEET AND WHOSE LONG CHORD BEARS N68°02'20"E 126.64 FEET, (15) THENCE N74°05'49"E 34.20 FEET TO THE BEGINNING OF A CURVE, (16) SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 16°18'36", HAVING A RADIUS OF 135.00 FEET AND WHOSE LONG CHORD BEARS N66°01'00"E 38.30 FEET TO THE BEGINNING OF A CURVE, (17) SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 15°33'56", HAVING A RADIUS OF 288.00 FEET AND WHOSE LONG CHORD BEARS N50°04'46"E 78.00 FEET, (18) THENCE N42°13'21"E 72.34 FEET, (19) THENCE N47°38'32"E 31.66 FEET, (20) THENCE N75°20'07"E 28.74 FEET, (21) THENCE N81°25'42"E 33.64 FEET, (22) THENCE S80°29'21"E 34.72 FEET TO THE NORTH/SOUTH QUARTER SECTION LINE OF SAID SECTION 27; THENCE N01°02'39"E 280.59 FEET ALONG SAID QUARTER SECTION LINE; THENCE S88°59'23"E 1117.50 FEET; THENCE S01°01'44"W 199.84 FEET; THENCE S88°59'23"E 425.00 FEET; THENCE S01°01'44"W 954.76 FEET TO THE SOUTH LINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 27; THENCE N88°59'06"W 1542.81 FEET ALONG SAID NORTHEAST CENTER 1/16TH LINE TO A ROSENBERG REBAR AND CAP MONUMENTING THE CENTER NORTH 1/16TH CORNER OF SAID SECTION 27; THENCE S01°03'33"W 559.17 FEET ALONG SAID NORTH/SOUTH QUARTER SECTION LINE TO A FOUND ½" REBAR; THENCE S60°04'14"W 760.71 FEET TO A ROSENBERG REBAR AND CAP; THENCE N00°54'20"E 15.25 FEET TO A ROSENBERG REBAR AND CAP; THENCE S61°05'34"W 400.04 FEET TO A ROSENBERG REBAR AND CAP; THENCE S01°01'23"W 184.57 FEET TO A ROSENBERG REBAR AND CAP; THENCE N88°58'18"W 980.90 FEET TO THE POINT OF BEGINNING.

CONTAINING 102.80 ACRES MORE OR LESS.

LEGEND

- PROPOSED SPECIAL SERVICE DISTRICT BOUNDARY
- SECTION LINE
- SIXTEENTH SECTION LINE
- DEED LINE
- FOUND SECTION CORNER AS NOTED
- FOUND QUARTER SECTION CORNER AS NOTED
- FOUND SURVEY MONUMENT AS NOTED

FINAL LOCAL ENTITY PLAT
OCULTA ROCA PUBLIC INFRASTRUCTURE DISTRICT NO. 2

WASHINGTON COUNTY, UTAH
SCALE 1" = 300'

PREPARED BY:
Jones & DeMille Engineering, Inc.
CIVIL ENGINEERING - SURVEYING - TESTING - GIS - ENVIRONMENTAL
- infrastructure professionals -
1.800.748.5275 www.jonesanddemille.com

PROJECT NUMBER: 2408-029	FILE NAME: h:\jd\proj\2408-029\dwg\2408-029 survey final entity plat2.dwg	
SURVEYED BY: JDE	DRAWN BY: TDC	UPDATED: 8/29/2024 PLOTTED: 8/29/2024

COUNTY SURVEYOR'S APPROVAL	TOWN ATTORNEY APPROVAL	RECORDED NUMBER
THE HEREON ANNEXATION PLAT HAS BEEN REVIEWED AND IS APPROVED IN ACCORDANCE WITH THE INFORMATION ON FILE IN THIS OFFICE THIS	*APPROVED AS TO FORM, THIS THE*	
_____ DAY OF _____ , A.D. 20__.	*_____ DAY OF _____ , A.D. 20__.*	
COUNTY SURVEYOR *WASHINGTON COUNTY, UTAH*	*CITY ATTORNEY* *CITY OF APPLE VALLEY, UTAH*	*WASHINGTON COUNTY RECORDER*