



Delta City
 76 N 200 W
 Delta, UT 84624
 435-864-2759, 435-864-4313fax

Application to Appear

2021 SEP 27 13:5

APPLICANT INFORMATION

Applicant Name Wiggett- Deep Creek LLC
 Contact Name Larry L. Dutton
 Contact Number 435-864-7879 864-2020
 Contact Email dutsonsupply@frontier-net.net
 Mailing Address 790 West Main Delta,
 City, State, Zip Delta, Utah 84604

APPEARANCE INFORMATION

Request to appear before:
 City Council Planning & Zoning Other: _____

Date you wish to appear: October 13, 2021

Subject Summary: just splitting property in half 750 W main

Subject Detail:

Be as specific as possible, with as much detail as possible. Include any documents, maps, etc.

750 W Main & Mini Subdivision

Action Requested: Split the property in half

Applicant Signature Larry L. Dutton Date 9-24-2021

This application and all applicable documents must be received (8) eight days prior to the scheduled meeting that you wish to attend.

Received by: R. Peterson For City Use Date: 9/27/21
 Notes: RSO R21-927-154

DUTSON SECTION 12 MINOR SUBDIVISION FOR LARRY DUTSON

LOCATED IN SECTION 12, T17S, R7W, SLB&M, DELTA CITY, MILLARD COUNTY, UTAH



SURVEYOR'S CERTIFICATE

I, BRADLEY N. RHODES, PROFESSIONAL UTAH LAND SURVEYOR NO. 286645, HOLD A LICENSE IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERING, UTAH CODES ANNOTATED COMPILATION ACT. HEREBY CERTIFY THAT THIS MAP REPRESENTS A SURVEY MADE UNDER MY SUPERVISION OF DUTSON SECTION 12 MINOR SUBDIVISION, LOCATED IN DELTA CITY, MILLARD COUNTY, UTAH, IN ACCORDANCE WITH SECTION 17-23-17. MONUMENTS WILL BE PLACED AS REPRESENTED ON THIS PLAT. THE LEGAL DESCRIPTION AND PLAT ARE TRUE AND CORRECT.

Bradley N. Rhodes
BRADLEY N. RHODES P.L.S. NO. 286645



PARCEL 1 DESCRIPTION (1.94 AC)

BEGINNING AT A POINT N17°08'50"E, 830.40 FEET ALONG THE SECTION LINE AND S89°07'45"E, 747.83 FEET ALONG THE SOUTH LINE OF 100 FEET FROM THE WEST 1/4 CORNER OF SECTION 12, T17S, R7W, SLB&M; THENCE ALONG SAID SOUTH LINE S89°07'45"E, 299.72 FEET; THENCE S10°08'50"W, 281.98 FEET; THENCE N89°07'45"W, 298.72 FEET; THENCE N1°08'50"E, 281.98 FEET TO THE POINT OF BEGINNING.

PARCEL 2 DESCRIPTION (2.00 AC)

BEGINNING AT A POINT N1°08'50"E, 348.43 FEET ALONG THE SECTION LINE AND S89°07'45"E, 747.83 FEET FROM THE WEST 1/4 CORNER OF SECTION 12, T17S, R7W, SLB&M; THENCE S89°07'45"E, 299.72 FEET; THENCE N1°08'50"W, 291.34 FEET TO THE NORTH LINE OF MAIN STREET; THENCE ALONG SAID NORTH LINE N89°56'59"W, 299.72 FEET; THENCE N1°08'50"E, 290.40 FEET TO THE POINT OF BEGINNING.

NARRATIVE

THIS SURVEY WAS REQUESTED BY LARRY DUTSON. THE PURPOSE OF THIS SURVEY WAS TO DIVIDE THE ORIGINAL PARCEL D-4173-3 INTO 2 PARCELS.

THE 100 NORTH STREET DEED DESCRIPTION AND SOME OF THE PROPERTY DEED DESCRIPTIONS HAVE THEIR POINT OF BEGINNING TIE STARTING AT 627 FEET NORTH ALONG THE SECTION LINE FROM THE WEST 1/4 CORNER OF SECTION 12, WHICH IS 38 RODS NOMINALLY.

THIS DIMENSION FALLS SHORT OF THE OCCUPIED 100 NORTH STREET INFRASTRUCTURE AND EXISTING UTILITIES. THERE IS AN EXCESS OF 3.40 FEET (BEING 3.40 FEET (2840") BETWEEN THE WEST 1/4 CORNER AND THE N.W. CORNER OF SECTION 12. THEREFORE, THE APPROPRIATE VALUE OF SAID EXCESS IN RODS (16.59/ROD) THE POINT OF BEGINNING THE MOVES 3.40 FEET NORTH, MORE CLOSELY FITTING THE EXISTING ROAD INFRASTRUCTURE.

I CONCLUDE THE INTENT OF THE ORIGINAL AUTHOR OF SAID DESCRIPTIONS WAS TO HAVE THE PROPORTIONATE VALUE OF 38 RODS (BEING 630.40 FEET) LEAVING 122 RODS OF PROPORTIONATE VALUE NORTH TO THE SECTION LINE. THIS SURVEY REFLECTS THIS CONCLUSION.

THE BASIS OF BEARING FOR THIS SURVEY IS N01°08'50"E, 2854.33 FEET BETWEEN THE W1/4 AND THE NW CORNER OF SECTION 12, T17S, R7W, SLB&M.

OWNER'S DEDICATION

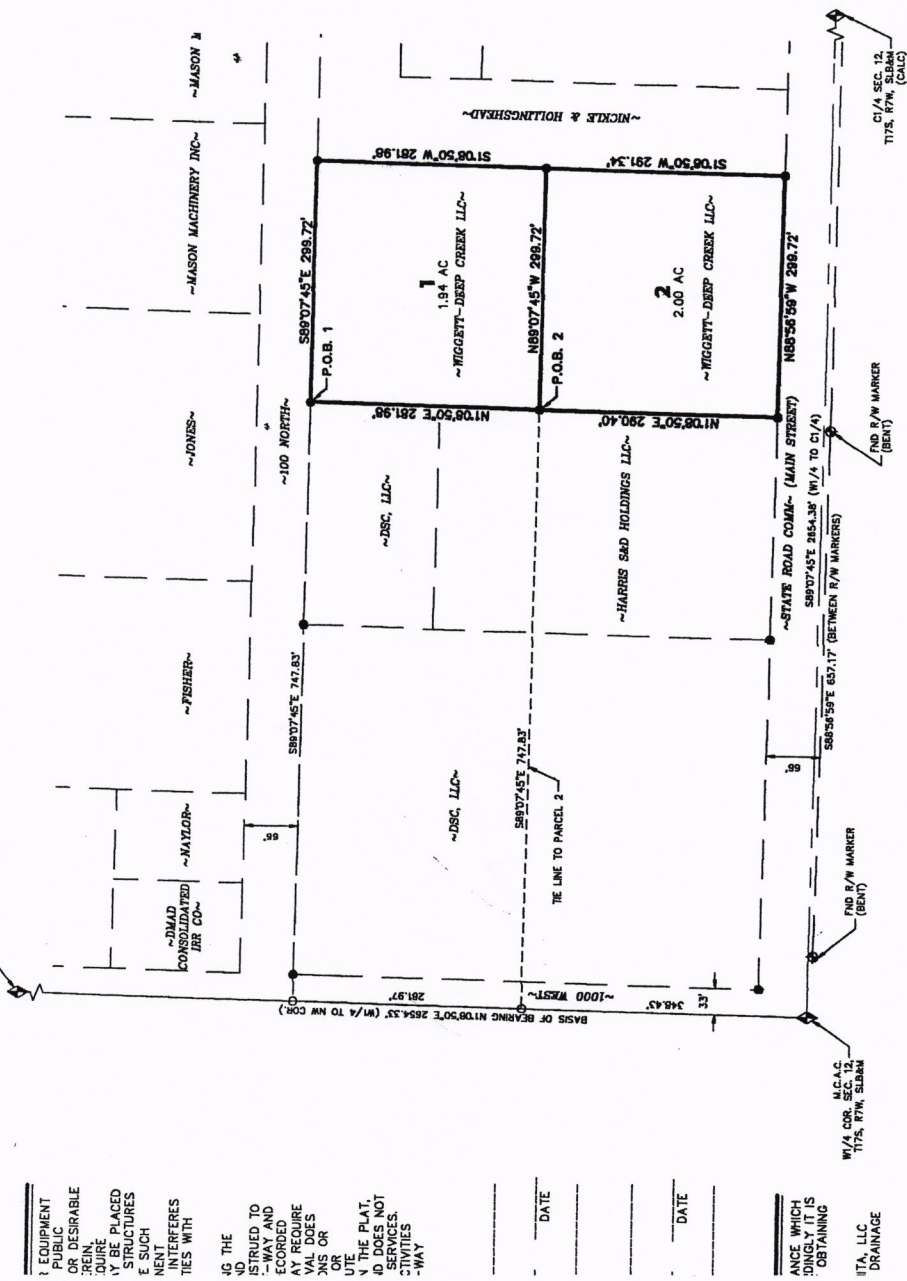
OWNER'S DEDICATION KNOW ALL BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF THE TRACT OF LAND DESCRIBED BELOW, HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO A SUBDIVISION WITH LOTS, STREETS AND EASEMENTS TO HEREAFTER BE KNOWN AS DUTSON SECTION 12, HAVE HEREBY DEDICATED FOR PERPETUAL USE OF THE PUBLIC ALL PARCELS OF LAND SHOWN ON THIS PLAT HEREIN AND ANY EASEMENTS OR RIGHTS OF WAY AND DO WARRANT, DEFEND, AND AGREE TO SAVE DELTA CITY HARMLESS AGAINST ANY EASEMENTS OR RIGHTS OF WAY OR ENCUMBRANCES ON THE DEDICATED STREETS WHICH WILL INTERFERE WITH DELTA CITY'S USE, OPERATION, AND MAINTENANCE ON THE STREETS AND DO FURTHER DEDICATE THE EASEMENTS AS SHOWN.

IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS THIS _____ DAY OF _____ 20____.

SIGNED: LARRY L. DUTSON (MANAGER)
WIGGETT-DEEP CREEK, LLC

ACKNOWLEDGEMENT

STATE OF UTAH



- 1. EQUIPMENT
- 2. PUBLIC
- 3. UNDESIRABLE
- 4. OBSTACLES
- 5. REQUIRE
- 6. REQUIRE
- 7. REQUIRE
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- 16. REQUIRE
- 17. REQUIRE
- 18. REQUIRE
- 19. REQUIRE
- 20. REQUIRE

DELTA CITY ATTORNEY APPROVAL

APPROVED THIS _____ DAY OF _____ 20____, SUBJECT TO THE FOLLOWING CONDITIONS.

PLANNING COMMISSION APPROVAL

APPROVED THIS _____ DAY OF _____ 20____ BY _____

PLANNING COMMISSION APPROVAL

APPROVED THIS _____ DAY OF _____ 20____ BY _____

DEARDEN
MILLARD COUNTY TREASURER
50 S MAIN ST
FILLMORE, UT 84631-5504
435.743.5322
www.millardcounty.org



**2020 PROPERTY TAX NOTICE
DUE NOVEMBER 30, 2020**

ACCOUNT NUMBER	PARCEL NUMBER	ACRES	DISTRICT
0067836	D-4173-3	4.09	07

PARTIAL LEGAL DESCRIPTION FOR TAX IDENTIFICATION ONLY

BEG E 748.5 FT W 1/4 COR SEC 12, T17S, R7W, SLM, N 627 FT, E 300 FT, S 627 FT, W 300 FT TO
BEG. LESS CO RD.

750 W MAIN ST

MAIL TO

00026*00000 *****
0067836 WIGGETT-DEEP CREEK L L C
790 W MAIN ST
DELTA, UT 84624-8703

**YOUR TAXES MAY BE PAID BY
THE FOLLOWING MORTGAGE COMPANY**



Please see the back of this notice for additional tax payment information and procedures.

PROPERTY CLASSIFICATION	MARKET VALUE	TAXABLE VALUE
Non-PrimaryLand	\$106,896	\$106,896
Non-PrimaryBuilding	\$270,994	\$270,994
TOTAL PROPERTY VALUE	\$377,890	\$377,890

PAYMENT OPTIONS / MESSAGES

**PLEASE SEE THE BACK OF THIS NOTICE FOR ADDITIONAL
TAX PAYMENT INFORMATION AND PROCEDURES.**

MILLARD COUNTY ENCOURAGES PAYMENT OF 2020 PROPERTY TAXES
ONLINE, BY PHONE, OR BY MAIL.

Payments may be made by eCheck (secure transfer from your bank account)
with no processing fee through November 30, 2020. See insert for details.

Millard County offices will be closed:

Veterans Day, Wednesday, November 11th
Thanksgiving Day and Friday, November 26th & 27th

2021 Budget Hearing Information:

Millard County – 12/01/20 – 6:00 p.m.
Millard County Commission Room – 50 S Main Street – Fillmore, UT
Millard County Fire District – 12/16/20 – 7:15 p.m.
Fillmore Fire Station – 45 E 100 S – Fillmore, UT
DSO Cemetery District – 12/02/20 – 7:00 p.m.
Millard County Recreation Building – 81 Manzanita Ave – Delta, UT
HD Cemetery District 12/14/20 – 6:30 p.m.
Hinckley Lions Club Building – 270 W Center Street – Hinckley, UT
Mosquito Abatement District – 12/14/20 – 7:00 p.m.
MA District Office – 1050 W 1000 N – Delta, UT

TAX LEVIED BY	TAX RATE	AMOUNT
DELTA CITY	0.002390	\$
MILLARD CO GENERAL FUND	0.003241	\$1,
DSO CEMETERY DISTRICT	0.000347	\$
MOSQUITO ABATEMENT DISTRICT	0.000574	\$
MC FIRE DISTRICT	0.000319	\$
ASSESS/COLLECT (COUNTY)	0.000367	\$
MILLARD SCHOOL DISTRICT	0.005100	\$1
ASSESS/COLLECT (STATE)	0.000012	\$
STATE BASIC SCHOOL LEVY	0.001628	\$
STATE CHARTER SCHOOL LEVY	0.000011	\$

District Tax Rate: 0.013989

CURRENT YEAR TAXES LEVIED \$

SPECIAL ASSESSMENTS / ATTACHED

DRAINAGE DISTRICT #4

ABATEMENT / TAX RELIEF

ACCOUNT BALANCE

LESS PREPAID AMOUNT

BALANCE DUE FOR 2020 \$:

DELINQUENT TAXES

TOTAL DUE WITH DELINQUENT TAXES \$

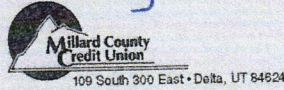
WIGGETT-DEEP CREEK 01/08
LARRY L DUTSON OR KIM A NIELSON
435-864-7879 OR 435-864-7611
790 WEST MAIN
DELTA, UTAH 54624

494
97-7702/3243
Sept. 27, 2021
DATE

PAY TO THE ORDER OF Delta City
Fifty & no/100

\$ 50.00/xx

DOLLARS Security features included. Details on back.



Larry L. Dutson

FOR _____
⑆ 3 24377024⑆ 00149293⑆ 0494

DELTA CITY
76 N 200 W
DELTA UT 84624-9440 435.864.2759

Receipt No: 1.181882 Sep 27, 2021

DUTSON, LARRY

Previous Balance: .00
ZONING
ZONING AND SUBDIVISION FEES 50.00

Total: 50.00

CHECK - MONEY ORDER
Check No: 494 50.00
Payor:
DUTSON, LARRY
Total Applied: 50.00

Change Tendered: .00

Duplicate Copy
09/27/2021 1:57 PM