

NOTE: THE CONTRACTOR SHALL CALL "BLUE STAKES" 1-800-862-4111 AT LEAST 48 HOURS IN ADVANCE OF EXCAVATING. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE LOCATION, PROTECTION, AND RESTORATION OF ALL BURIED OR ABOVE GROUND UTILITIES, SHOWN OR NOT SHOWN ON THE PLANS.

PLAT "A" LIND SUBDIVISION

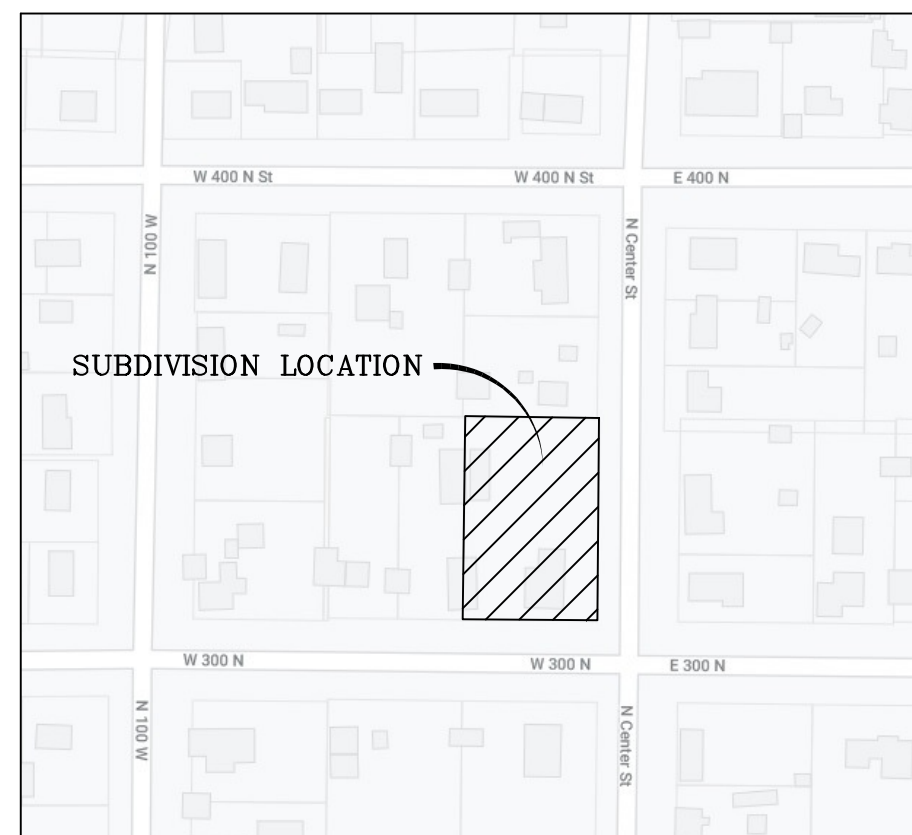
SANTAQUIN CITY, UTAH COUNTY, UTAH

SHEET #

SHEET NAME

1
2
3

COVER SHEET
FINAL PLAT "A"
UTILITY PLAN

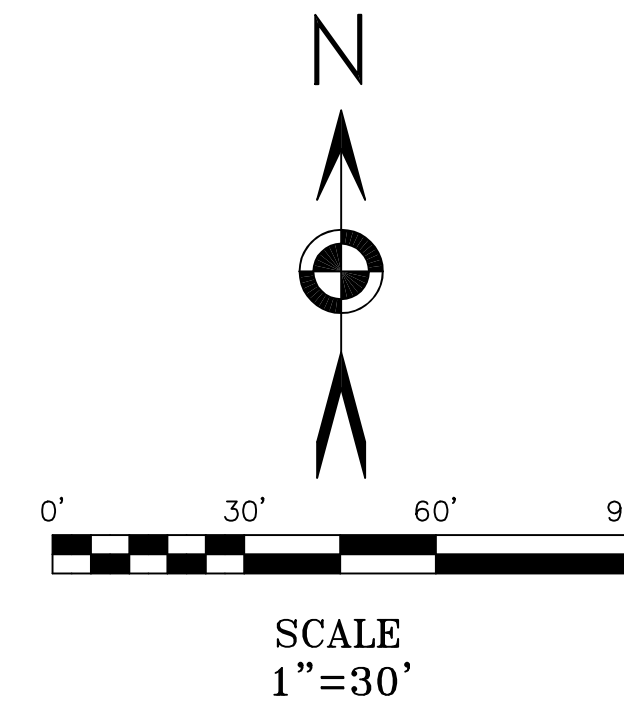
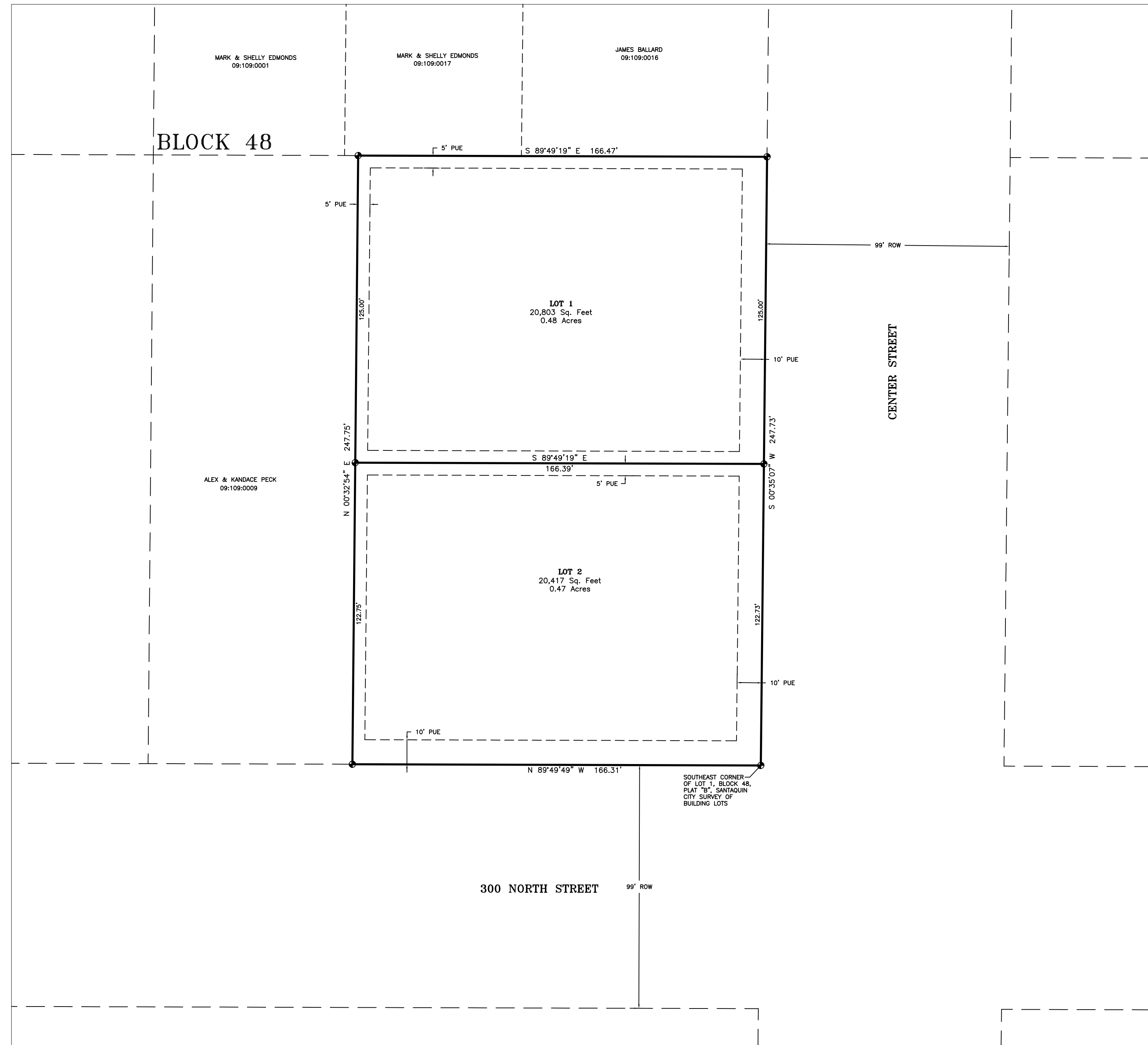


VICINITY MAP
-NTS-



DATA TABLE:
ZONING=R-8
TOTAL # OF LOTS=2
TOTAL ACREAGE=0.95

GENERAL NOTE:
THE DEVELOPER AND THE GENERAL CONTRACTOR UNDERSTAND THAT IT IS HIS/HER RESPONSIBILITY TO ENSURE THAT ALL IMPROVEMENTS INSTALLED WITHIN THIS DEVELOPMENT ARE CONSTRUCTED IN FULL COMPLIANCE WITH ALL STATE AND SANTAQUIN CITY CODES, ORDINANCES AND STANDARDS. THESE PLANS ARE NOT ALL INCLUSIVE OF ALL MINIMUM CODES, ORDINANCES AND STANDARDS. THIS FACT DOES NOT RELIEVE THE DEVELOPER OR GENERAL CONTRACTOR FROM THE FULL COMPLIANCE WITH ALL MINIMUM STATE AND SANTAQUIN CITY CODES, ORDINANCES AND STANDARDS.



OWNER:
SANDRA JILL SNELL
315 N CENTER
SANTAQUIN, UT 84655

DEVELOPER:
RYAN LIND
385-329-6271
rlind@santaquin.org

ENGINEER/SURVEYOR:
LUDLOW ENGINEERING
435-623-0897
1451 S MAIN
NEPHI, UT 84648

REVISIONS

1. _____ 4. _____
2. _____ 5. _____
3. _____ 6. _____

PROJECT NO.: LE 4047 SURVEYOR/DIRECTOR: D. PENROD
DATE: NOVEMBER 2021 FIELD SURVEYOR: M. JACOBSON
SCALE: N/A DRAWN: K. ROUNDY
REVISION: _____ CHECKED: D. PENROD



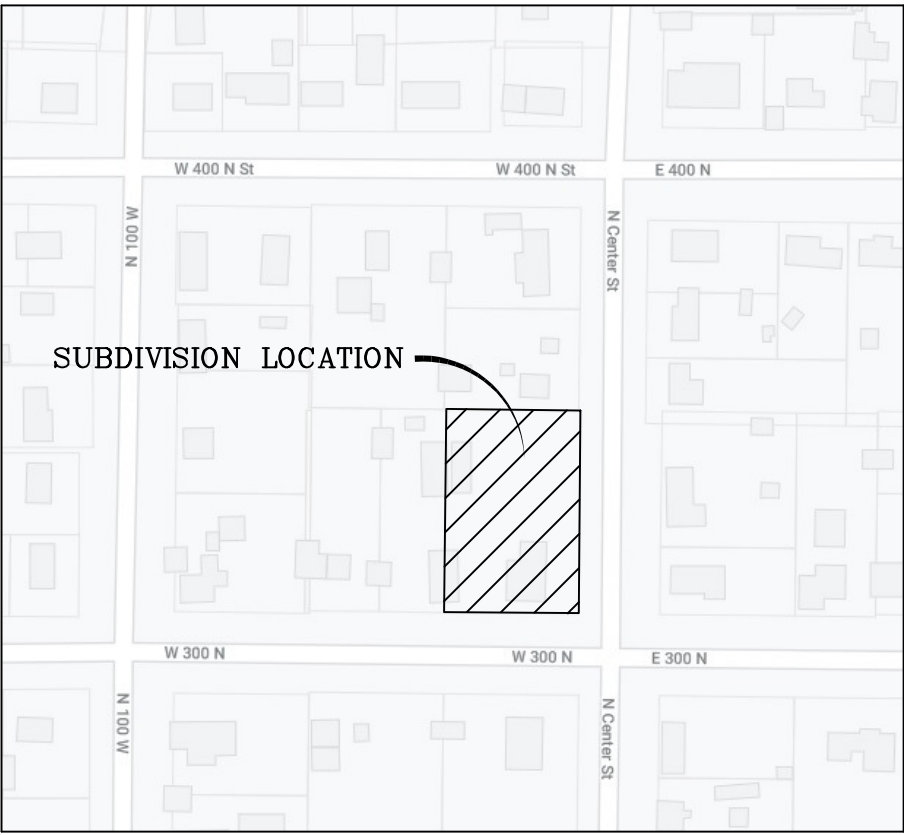
LUDLOW ENGINEERING & ASSOCIATES

Subdivisions * Boundary Surveys * City Lot Surveys * ALTA Surveys
Claim Surveys * Control Networks * Construction Surveys * Topography
Civil * Sewer & Water Design * Residential & Commercial Structure
Subdivision Design * Site Plans * Road Design
1451 South Main, Nephi, Utah 84648 (435) 623-0897 FAX (435) 623-2381

COVER SHEET

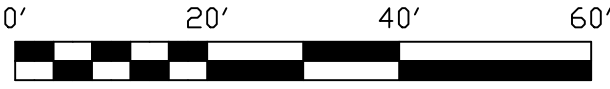
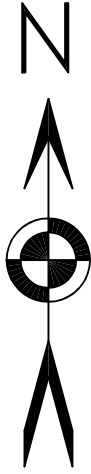
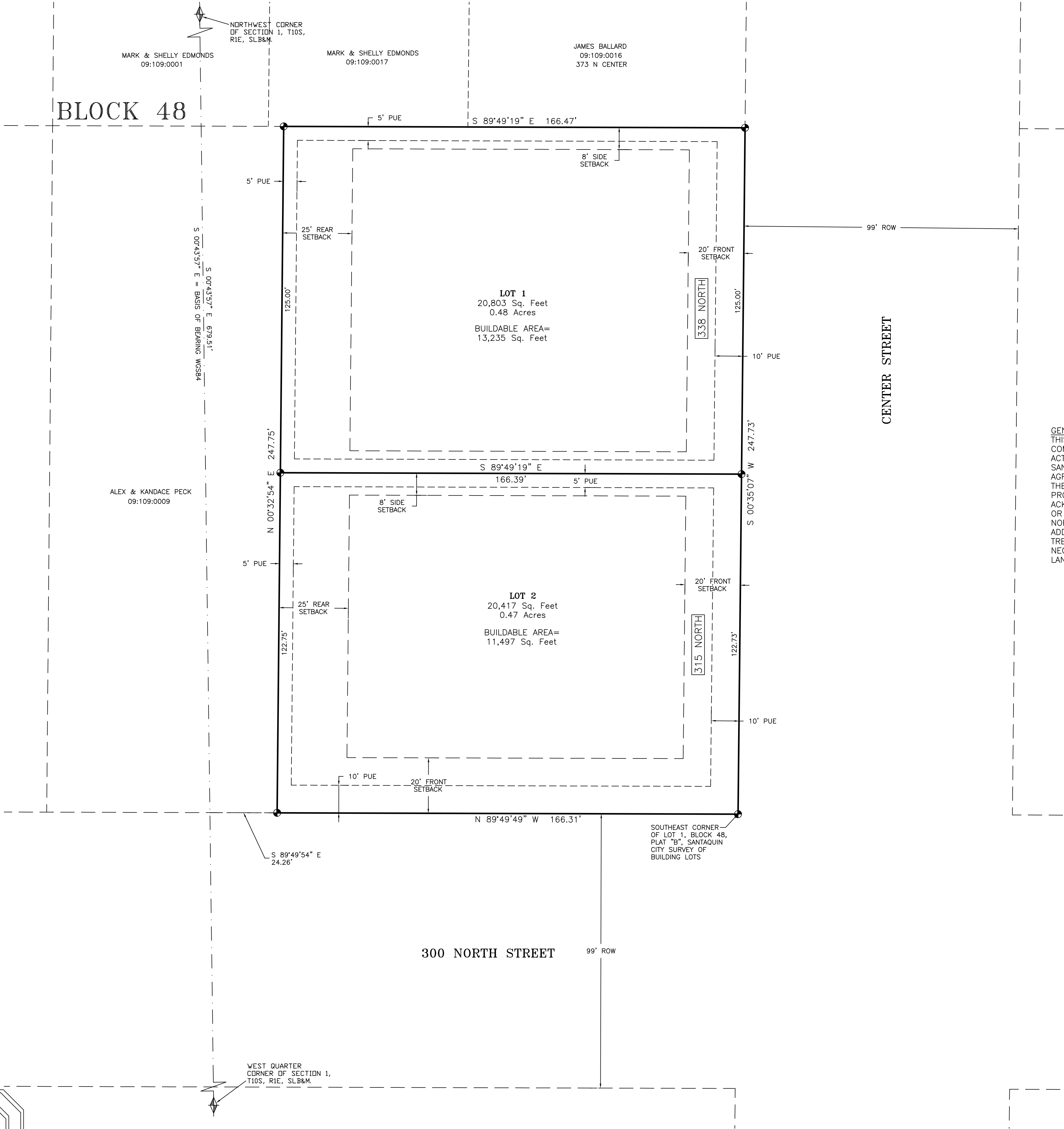
PLAT "A" LIND SUBDIVISION

SANTAQUIN CITY, UTAH COUNTY, UTAH
NOVEMBER 2021



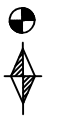
VICINITY MAP
-NTS-

LIND SUBDIVISION



SCALE
1"=20'

LEGEND



= FOUND 5/8" REBAR WITH CAP

= SECTION CORNER

= LAND OWNER DEED DESCRIPTION LINE

= DESCRIBED BOUNDARY

= SETBACK

= EASEMENT

XXX N. = ADDRESS

SETBACK REQUIREMENTS:

FRONT=

15.00' TO COVERED PORCHES

20.00' TO LIVING AREA OR GARAGE SIDE

25.00' TO GARAGE DOOR

SIDE=8.00'

REAR=25.00'

GENERAL NOTE:

THIS PROPERTY IS LOCATED IN AN AGRICULTURAL COMMUNITY IN WHICH NORMAL AGRICULTURAL USES AND ACTIVITIES ARE COMMON AND PART OF THE IDENTITY OF SANTAQUIN CITY. IT CAN BE ANTICIPATED THAT SUCH AGRICULTURAL USES AND ACTIVITIES MAY NOW OR IN THE FUTURE BE CONDUCTED NEAR THIS PROPERTY. PROPERTY OWNERS NEED TO UNDERSTAND AND ACKNOWLEDGE THAT THEY MAY EXPERIENCE ANNOYANCE OR INCONVENIENCE WHICH MAY RESULT FROM SUCH NORMAL AGRICULTURAL USES AND ACTIVITIES. ADDITIONALLY, PROPERTY OWNERS MUST REFRAIN FROM TRESPASSING ON PRIVATE PROPERTY WHICH CAN NEGATIVELY IMPACT THE INTEGRITY OF AGRICULTURAL LANDS AND BUSINESSES.

CERTIFICATION

I Daryl N. Penrod, do hereby certify that I am a registered land surveyor, and that I hold a license in accordance with Title 58, chapter 22, professional Engineers and Land Surveyors, Licensing Act, Utah Code Annotated, 1953 as amended, certificate no. 5331527. I further certify that by the authority of the owners, I have made a survey of the tract of land shown on this plat and described below, have subdivided said tract of land into lots, and easements, have completed a survey of the property described on this plat in accordance with Section 17-23-17, Utah code Annotated, 1953 as amended, have verified all measurements, and have placed monuments as represented on the plat.

DARYL N PENROD

DATE

BOUNDARY DESCRIPTION

ALL OF LOT 1, BLOCK 48, PLAT "B", SANTAQUIN CITY SURVEY OF BUILDING LOTS.

SOUTHEAST CORNER OF SAID LOT BEING S 00°43'57" E 679.51 FEET ALONG THE SECTION LINE AND S 89°49'54" E 190.57 FEET ALONG THE SOUTH LINE OF SAID LOT, FROM THE NORTHWEST CORNER OF SECTION 1, TOWNSHIP 10 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN.

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, ALL OF THE UNDERSIGNED OWNERS OF ALL THE PROPERTY DESCRIBED IN THE SURVEYORS CERTIFICATE HEREON AND SHOWN ON THIS MAP, HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, BLOCKS, STREETS AND EASEMENT AND DO HEREBY DEDICATE THE STREETS AND OTHER PUBLIC AREAS AS INDICATED HEREON FOR PERPETUAL USE OF THE PUBLIC.

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

SANDRA JILL SNELL

ACKNOWLEDGMENT

STATE OF UTAH } s.s.
COUNTY OF UTAH }

ON THE ____ DAY OF _____, A.D. 20____, PERSONALLY APPEARED BEFORE ME, SANDRA JILL SNELL, THE SIGNER OF THE FOREGOING CERTIFICATE WHO DULY ACKNOWLEDGE TO ME THAT SHE DID EXECUTE THE SAME.

MY COMMISSION EXPIRES _____

NOTARY PUBLIC

PLANNING COMMISSION APPROVAL

APPROVED THIS ____ DAY OF _____, A.D. 20____, BY
THE PLANNING COMMISSION.

CHAIRMAN

DIRECTOR / SECRETARY

PLAT A

LIND

SUBDIVISION

SECTION 1, TOWNSHIP 10 SOUTH, RANGE 1 EAST, S.L.B. & M.

SANTAQUIN CITY, UTAH COUNTY, STATE OF UTAH
SCALE 1"= 20 FEET

SURVEYOR

CITY/COUNTY ENGINEER

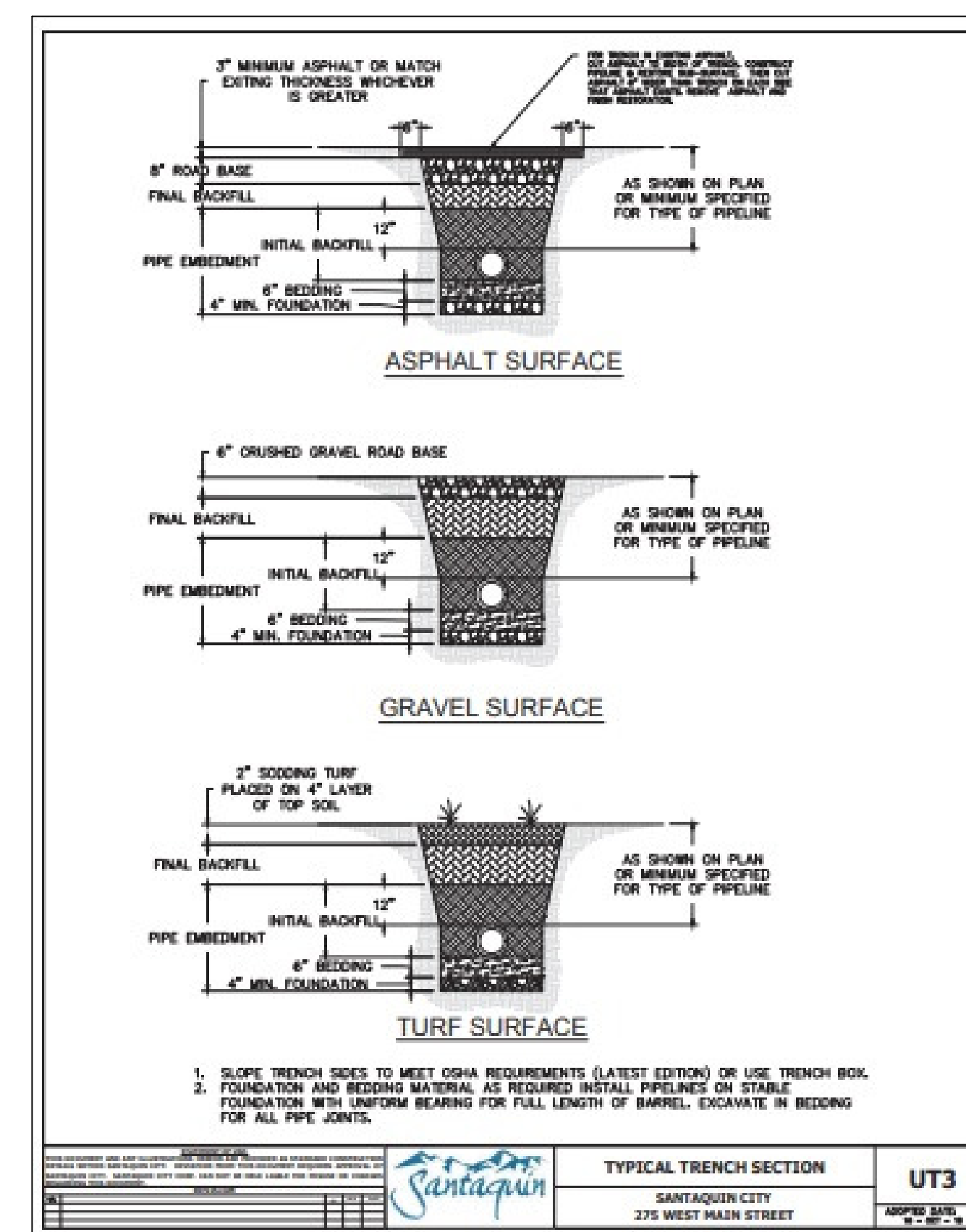
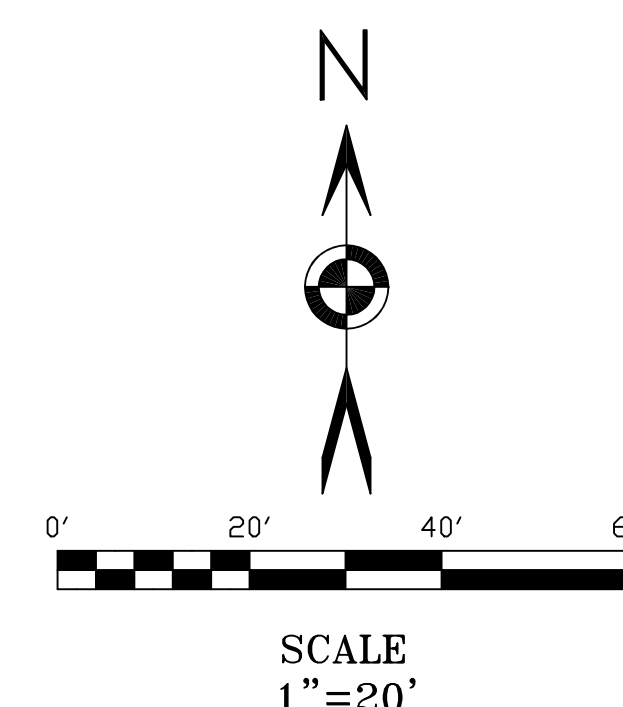
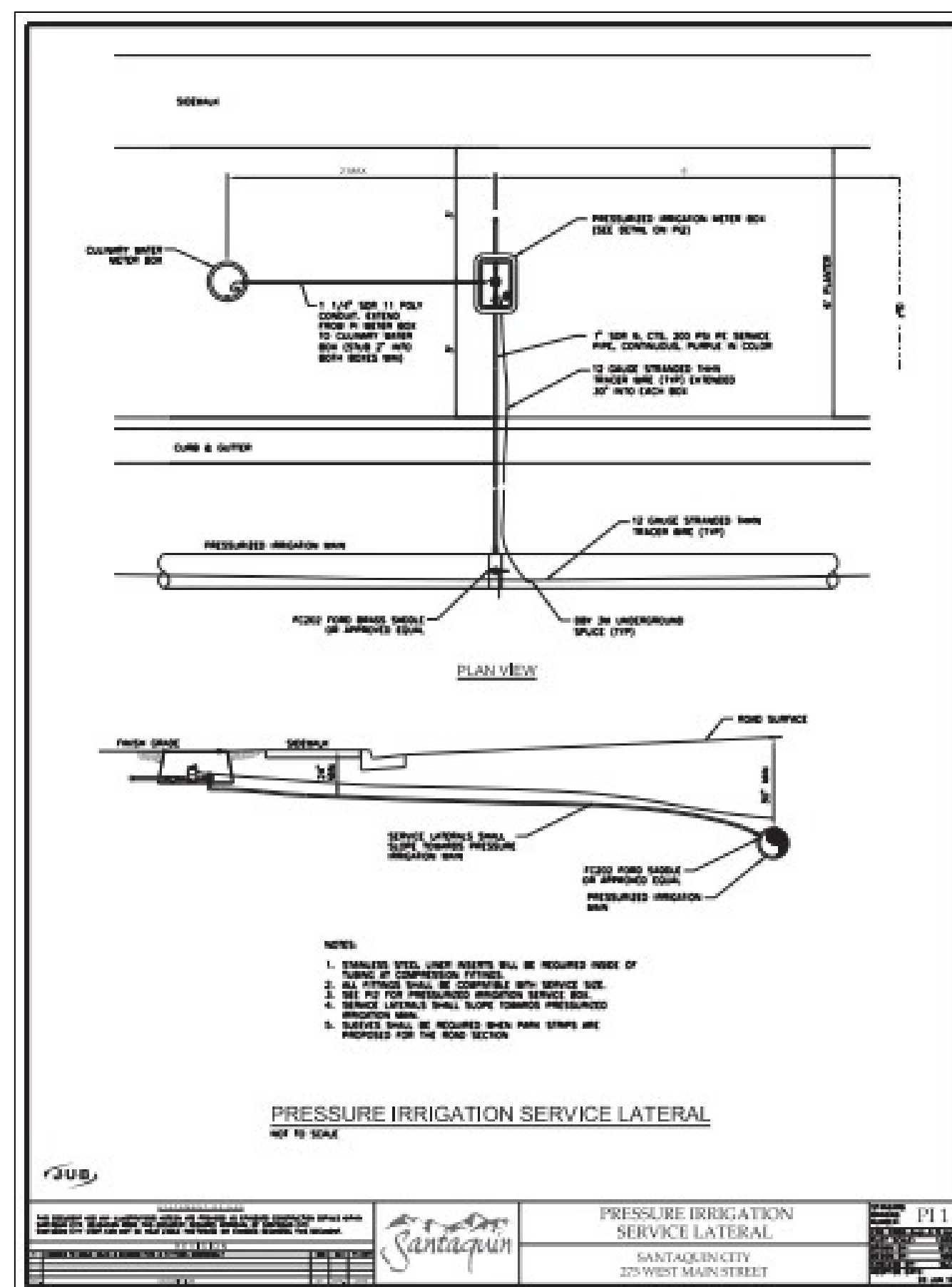
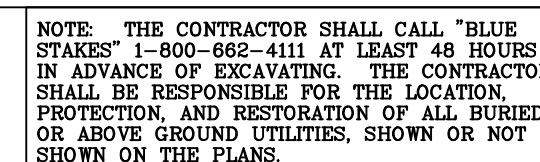
CLERK-RECORDER

NOTARY PUBLIC

COUNTY RECORDER'S CERTIFICATE

LUDLOW ENGINEERING & LAND SURVEYING

645 NORTH MAIN NEPHI, UTAH 84648
VOICE (435) 623-0897 FAX: (435) 623-2381
LE 4047



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UTILITY PLAN

PLAT "A" LIND SUBDIVISION

SANTAQUIN CITY, UTAH COUNTY, UTAH
NOVEMBER 2021

1