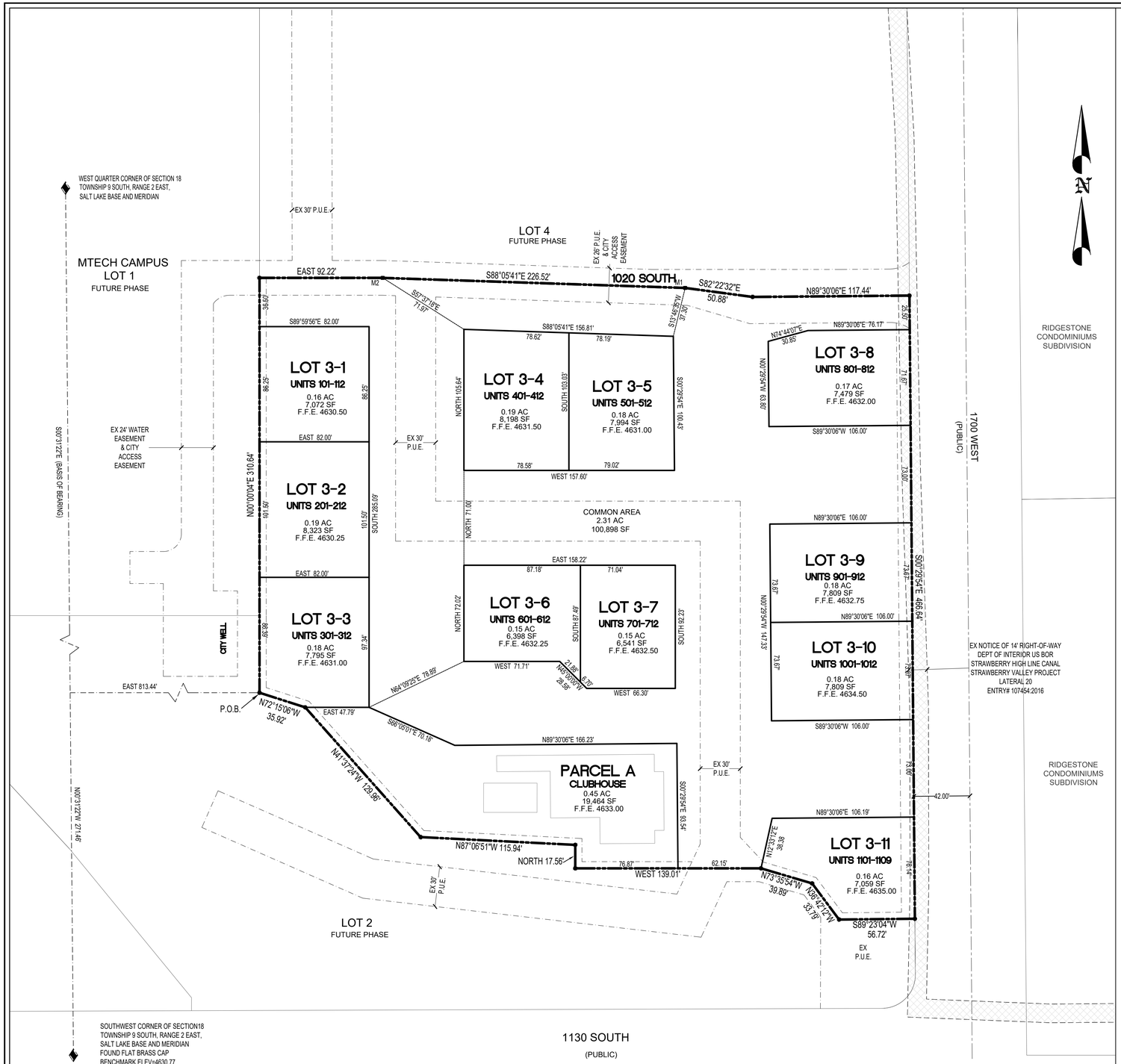

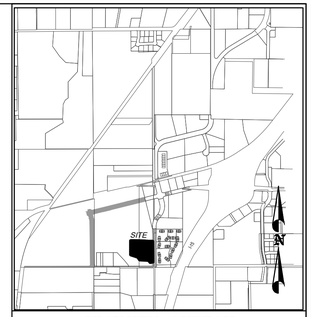

VICINITY SKETCH

1" = 1000'

MONUMENT NOTES

1. THE SUBDIVISION PLAT NEEDS TO BE STAKED IN THE FIELD USING A 5/8" x 24" REBAR WITH A SURVEY CAP ON ALL LOT AND SUBDIVISION BOUNDARY CORNERS. CAP NEEDS TO INCLUDE THE BUSINESS NAME OR P.L.S. NAME FOLLOWED BY THE LICENSE NUMBER OF THE SURVEYOR IN CHARGE.
2. ■ SURVEY MONUMENT - REBAR & ALUMINUM CAP W/ FRAME & COVER TO BE SET.

ADDRESSES

LOT 3-1	1743 W 1020 SOUTH UNITS 101-112
LOT 3-2	1743 W 1020 SOUTH UNITS 201-212
LOT 3-3	1743 W 1020 SOUTH UNITS 301-312
LOT 3-4	1743 W 1020 SOUTH UNITS 401-412
LOT 3-5	1743 W 1020 SOUTH UNITS 501-512
LOT 3-6	1743 W 1020 SOUTH UNITS 601-612
LOT 3-7	1743 W 1020 SOUTH UNITS 701-712
LOT 3-8	1743 W 1020 SOUTH UNITS 801-812
LOT 3-9	1743 W 1020 SOUTH UNITS 901-912
LOT 3-10	1743 W 1020 SOUTH UNITS 1001-1012
LOT 3-11	1743 W 1020 SOUTH UNITS 1101-1109
CLUBHOUSE	1739 W 1020 SOUTH

LEGEND

- SECTION CORNER
- PROPERTY CORNER
- BOUNDARY LINE
- CENTER LINE

FEMA FLOOD PLAN

FLOOD ZONE DESIGNATION:	AE
FIRM MAP PANEL #:	49049C0744F
EFFECTIVE DATE:	JUNE 19, 2020
FINISH FLOOR ELEV (F.F.E) @ EACH BUILDING	

40 0 40 80 120

SCALE 1"=40'

DOMINION ENERGY

DOMINION ENERGY HEREBY APPROVES THIS PLAT SOLEY FOR THE PURPOSE OF APPROXIMATING THE LOCATION, BOUNDARIES, COURSE AND DIMENSIONS OF THE RIGHTS-OF-WAY AND EASEMENT GRANTS AND EXISTING UNDERGROUND FACILITIES. NOTHING HEREIN SHALL BE CONSTRUED TO WARRANT OR VERIFY THE PRECISE LOCATION OF SUCH ITEMS. THE RIGHTS-OF-WAY AND EASEMENTS ARE SUBJECT TO NUMEROUS RESTRICTIONS APPEARING ON THE RECORDED RIGHT-OF-WAY AND EASEMENT GRANT(S). DOMINION ENERGY MAY REQUIRE ADDITIONAL EASEMENTS IN ORDER TO SERVE THIS DEVELOPMENT. THIS APPROVAL DOES NOT CONSTITUTE ABROGATION OR WAIVER OF ANY OTHER EXISTING RIGHTS, OBLIGATIONS OR LIABILITIES PROVIDE 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 OR THE NOTES AND DOES NOT CONSTITUTE A GUARANTEE OF PARTICULAR TERMS OR CONDITIONS OF SERVICE.

APPROVED THIS _____ DAY OF _____, 20___.

BY _____.

TITLE _____.

SURVEYOR'S CERTIFICATE

I, _____, 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. _____.

I FURTHER CERIFY THAT BY 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, STREETS, 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.

I FUTHER CERTIFY THAT EVERY EXISTING RIGHT-OF-WAY AND EASEMENT GRANT OF RECORD FOR UNDERGROUND FACILITIES, AS DEFINED IN SECTION 54-8A-2, UTAH CODE ANNOTATED, 1953 AS AMENDED, AND FOR OTHER UTILITY FACILITIES, IS ACCURATELY DESCRIBED ON THIS PLAT, AND THAT THIS PLAT IS TRUE AND CORRECT.

SURVEYOR'S SEAL

DATE

SURVEYOR

BOUNDARY DESCRIPTION

BEGINNING AT A POINT WHICH IS N 00°31'22" W 271.46 FEET AND EAST 813.44 FEET FROM THE SOUTHWEST QUARTER CORNER OF SECTION 18, TOWNSHIP 9 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN;

THENCE N 00°00'04" E 310.50 FEET; THENCE EAST 92.22 FEET; THENCE S 88°05'41" E 226.52 FEET; THENCE S 82°22'32" E 50.88 FEET; THENCE N 89°30'06" E 117.44 FEET; THENCE S 00°29'54" E 466.64 FEET; THENCE S 89°23'04" W 56.72 FEET; THENCE N 36°42'12" W 33.79 FEET; THENCE N 73°35'54" W 39.89 FEET; THENCE WEST 139.01 FEET; THENCE NORTH 17.56 FEET; THENCE N 87°06'51" W 115.94 FEET; THENCE N 41°37'24" W 129.96 FEET; THENCE N 72°15'06" W 35.92 FEET TO THE POINT OF BEGINNING.

CONTAINING 4.66 ACRES OR 202,837 SF

OWNER'S DEDICATION

THE UNDERSIGNED OWNERS OF THE PROPERTY DESCRIBED ABOVE AND SHOWN ON THIS PLAT, HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, STREETS, AND EASEMENTS AND DO HEREBY DEDICATE ANY PUBLIC STREETS AND OTHER PUBLIC AREAS SHOWN THEREON FOR THE PERPETUAL USE OF THE PUBLIC. PURSUANT TO UTAH CODE 10-9A-604(1)(d) THE OWNER HEREBY CONVEYS THE COMMON AREA AS INDICATED HEREON, TO THE _____ HOME OWNER ASSOCIATION WITH A MAILING ADDRESS OF _____

(SEE SHEET 2 OF 2)

ACCEPTANCE BY LEGISLATIVE BODY

THE MAYOR OF THE CITY OF PAYSON, COUNTY OF UTAH, APPROVES THIS SUBDIVISION AND HEREBY ACCEPTS THE DEDICATION OF ALL STREETS, EASEMENTS, AND OTHER PARCELS OF LAND INTENDED FOR PUBLIC PURPOSES FOR THE PERPETUAL USE OF THE PUBLIC THIS _____ DAY OF _____ A.D. 20___

MAYOR

APPROVED _____ ATTEST _____

CITY ENGINEER (SEE SEAL BELOW) — CLERK - RECORDER (SEE SEAL BELOW)

PLANNING COMMISSION APPROVAL

APPROVED THIS _____ DAY OF _____, A.D. 20___ BY THE PAYSON CITY PLANNING COMMISSION.

DIRECTOR — CHAIR, PLANNING COMMISSION

PAYSON CITY FIRE DEPARTMENT

APPROVED THIS _____ DAY OF _____, A.D. 20___

PAYSON CITY FIRE CHIEF

PAYSON CITY ATTORNEY

APPROVED THIS _____ DAY OF _____, A.D. 20___

PAYSON CITY ATTORNEY

RED BRIDGE PLAT "3"

A RESUBDIVISION OF LOT 3 OF THE RED BRIDGE PID PLAT "A"

LOCATED IN THE SW 1/4 OF SECTION 18, T9S, R2E, S.L.B.&M

SUBDIVISION PAYSON , UTAH COUNTY, STATE OF UTAH

SCALE: 1" = 40 FEET

CITY ENGINEER SEAL	CITY RECORDER SEAL	UTAH COUNTY RECORDING STAMP