

MEADOW CREEK SUBDIVISION PHASE 1

PART OF THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 11 NORTH, RANGE 1 EAST, SALT LAKE BASELINE & MERIDIAN
LOGAN, UTAH



0 50 100
SCALE: 1"=50' (24x36 PLAN SET)



CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	155.58	1042.00	8°33'17"	S89°29'53"W	155.44
C2	79.93	1042.00	4°23'43"	S82°28'25"W	79.91
C3	85.98	100.00	49°15'54"	S63°37'23"E	83.36
C4	63.42	100.00	36°20'05"	N59°09'29"W	62.56
C5	22.59	100.00	12°56'36"	N83°47'50"W	22.54
C6	37.85	150.00	14°27'05"	N03°26'56"E	37.73
C7	22.40	1000.00	1°17'00"	N02°25'07"W	22.40
C8	7.82	200.00	2°11'02"	N04°09'08"W	7.82
C9	18.88	12.00	90°07'33"	N44°40'54"E	16.99
C10	10.98	7.00	89°53'14"	N45°19'30"W	9.89
C11	11.01	7.00	90°06'46"	S44°40'30"W	9.91
C12	18.82	12.00	89°52'27"	S45°19'06"E	16.95
C13	24.35	70.00	19°55'47"	N80°18'14"W	24.23
C14	35.86	70.00	29°20'54"	N53°39'53"W	35.48
C15	39.19	130.00	17°18'17"	S49°17'55"E	39.04
C16	72.59	130.00	31°59'37"	S74°15'32"E	71.65
C17	60.19	70.00	49°15'54"	S63°37'23"E	58.35
C18	44.99	130.00	19°49'45"	N52°54'13"W	44.77
C19	13.82	12.00	65°57'46"	S27°50'19"E	13.06
C20	21.74	180.00	6°55'11"	N01°40'59"E	21.73
C21	8.22	120.00	3°55'21"	N00°11'04"E	8.21
C22	10.70	7.00	87°35'08"	N45°56'10"E	9.69
C23	11.24	7.00	91°59'10"	N49°03'12"W	10.07
C24	21.73	970.00	1°17'00"	N02°25'07"W	21.73
C25	75.98	1042.00	4°10'40"	S82°28'25"W	75.96
C26	3.96	1042.01	0°13'03"	S89°03'44"W	3.96
C27	33.15	1042.00	1°46'34"	S86°04'56"W	33.15
C28	32.30	1042.00	1°46'34"	S87°52'54"W	32.30
C29	90.13	1042.00	4°57'21"	N88°45'09"W	90.10

LEGEND

- BOUNDARY LINE
- LOT LINE
- PUBLIC UTILITY EASEMENT

NARRATIVE/NOTES

1. THE PURPOSE OF THIS SURVEY WAS TO CREATE A 26 LOT SUBDIVISION FROM THE SUBJECT PROPERTY. THE SURVEY WAS REQUESTED BY BLAIR GARDNER.
2. THE BASIS OF BEARING IS N 89°44'40" E ALONG A LINE BETWEEN THE WEST QUARTER CORNER AND CENTER QUARTER CORNER OF SECTION 17.
3. CURB PINS TO BE SET IN THE CURB AT PROPERTY LINE PROJECTIONS. REAR PROPERTY CORNERS TO BE MONUMENTED WITH 5/8" REBAR WITH CAP.

Part of the Northwest Quarter of Section 17, Township 11 North, Range 1 East of the Salt Lake Baseline and Meridian described as follows:
Commencing at the West Quarter Corner of Section 17, Township 11 North, Range 1 East of the Salt Lake Baseline and Meridian monumented with a railroad spike thence N89°44'40"E 326.03 feet along the south line of the Northwest Quarter of said Section 17; thence North 24.75 feet to the POINT OF BEGINNING and running

LEGAL DESCRIPTION

thence N07°22'53"W 208.12 feet;
thence N07°25'30"W 60.00 feet;
thence N07°16'07"W 115.45 feet;
thence S84°58'03"E 167.23 feet;
thence N89°45'38"E 167.13 feet;
thence N01°13'07"W 239.95 feet;
thence N89°38'33"E 19.75 feet;
thence N01°46'37"W 103.53 feet;

thence easterly, a distance of 79.93 feet along a non tangent curve to the right of which the radius point lies S00°32'27"E a radius of 1,042.00 feet, and having a central angle of 04°23'43" and a chord that bears N82°28'25"E 79.91 feet to a point on the boundary of Spring Creek Village Logan, Phase 1.

thence along said Spring Creek Village Logan, Phase 1 the next five courses:
1) thence easterly, a distance of 155.58 feet along a non tangent curve to the right of which the radius point lies S04°49'45"E a radius of 1,042.00 feet, and having a central angle of 08°33'17" and a chord that bears N89°29'53"E 155.44 feet;
2) thence S03°17'41"E 631.46 feet;
3) thence S89°44'40"W 9.98 feet;
4) thence S00°15'20"E 22.50 feet;
5) thence S10°01'47"W 22.93 feet;

thence S09°06'11"E 87.93 feet;
thence S89°44'40"W 20.45 feet;
thence S09°06'11"E 600.22 feet to the point of beginning, containing 120 acres, more or less.

SURVEYOR'S CERTIFICATE

I, Brian G. Lyon, a Registered Land Surveyor, hold Certificate No. 27567, as prescribed by the laws of the State of Utah, and do hereby certify that by authority of the owners, I have made a survey of the tract of land shown on this plat, which is accurately described therein, and have subdivided said tract of land into lots and streets to be hereafter known as MEADOW CREEK SUBDIVISION, PHASE 1 and that the same has been surveyed and staked on the ground as shown on this plat.



OWNERS DEDICATION

KNOW ALL BY THESE PRESENTS THAT WE THE UNDERSIGNED OWNERS OF THE ABOVE-DESCRIBED TRACT OF LAND, HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS AND STREETS TO BE HEREAFTER KNOWN AS MEADOW CREEK SUBDIVISION, PHASE 1, DO HEREBY DEDICATE FOR PERPETUAL USE OF THE PUBLIC ALL PARCELS OF LAND SHOWN ON THIS PLAN AS INTENDED FOR PUBLIC USE, AND DO WARRANT, DEFEND AND SAVE THE MUNICIPALITY HARMLESS AGAINST ANY EASEMENTS OR OTHER ENCUMBRANCES ON THE DEDICATED STREETS WHICH WILL INTERFERE WITH THE MUNICIPALITY'S USE, OPERATION AND MAINTENANCE OF THE STREETS AND DO FURTHER DEDICATE THE EASEMENTS AS SHOWN.

IN WITNESS WHEREOF, WE HAVE HERETO SET OUR HAND THIS _____ DAY OF _____, 20____.

ACKNOWLEDGEMENT

STATE OF UTAH)
) SS
County of Cache)
On this _____ day of _____ A.D. 20____ personally appeared before me _____, Manager of _____ LLC, who, being by me duly sworn, did say for himself that he is the Manager of _____ LLC, a Utah limited liability company, and that the within and foregoing instrument was signed on behalf of said LLC by authority of its Articles of Organization, and he duly acknowledged to me that said Limited Liability Company executed the same.

MY COMMISSION EXPIRES _____ NOTARY PUBLIC RESIDING AT _____

ALLIANCE CONSULTING ENGINEERS
LOGAN, UTAH 84301
509.726.5121
allianceengr@alliancecfce.net

ACE

PROJECT: MEADOW CREEK SUBDIVISION PHASE 1
DATE: SEPT12,2014
DRAWING: 1

DRAWING TITLE: FINAL PLAT

IRRIGATION APPROVAL

APPROVED THIS _____ DAY OF _____, 20____ BY _____

CITY ATTORNEY APPROVAL

APPROVED THIS _____ DAY OF _____, 20____ BY _____

LOGAN CITY ATTORNEY

MAYOR APPROVAL

APPROVED THIS _____ DAY OF _____, 20____ BY _____

LOGAN CITY MAYOR

COUNTY RECORDER'S CERTIFICATE

THIS PLAT WAS FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER AT _____ O'CLOCK _____ M., PAGE NO. _____, 20____ AND IS DULY RECORDED IN BOOK _____

COUNTY RECORDER _____

LOGAN CITY UTILITIES

WATER _____ DATE _____

WASTEWATER COLLECTION _____ DATE _____

WASTEWATER TREATMENT _____ DATE _____

SOLID WASTE _____ DATE _____

LIGHT & POWER _____ DATE _____

CITY ENGINEER APPROVAL

I CERTIFY THAT I HAVE EXAMINED THIS PLAT AND FIND IT TO BE CORRECT AND IN ACCORDANCE WITH THE INFORMATION ON FILE IN THIS OFFICE.

CITY ENGINEER _____ DATE _____

PLANNING COMMISSION APPROVAL

THIS SUBDIVISION, ENTERED INTO CITY RECORDS AS PLANNING COMMISSION DOCKET # _____ WAS HEARD BEFORE THE COMMISSION IN A PUBLIC HEARING ON THE _____ DAY OF _____, 20____ AND WAS APPROVED IN SUBSTANTIAL CONFORMANCE WITH THE REQUIREMENTS AND DESIGN SHOWN UPON THIS PLAT MAP.

DIRECTOR OF COMMUNITY DEVELOPMENT _____