

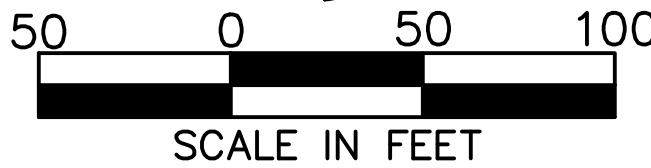
LIGHTHOUSE HEIGHTS SUBDIVISION

LOCATED IN THE NORTHWEST QUARTER OF SECTION 26,
TOWNSHIP 9 SOUTH, RANGE 2 EAST,
SALT LAKE BASE & MERIDIAN.
CITY OF ELK RIDGE, COUNTY OF UTAH,
STATE OF UTAH

NORTHWEST CORNER SECTION 26,
TOWNSHIP 9 SOUTH, RANGE 2 EAST
SALT LAKE BASE & MERIDIAN
(FOUND MONUMENT)

NORTH 1/4 CORNER SECTION 26,
TOWNSHIP 9 SOUTH, RANGE 2 EAST,
SALT LAKE BASE & MERIDIAN
(MONUMENT NOT FOUND)

NORTHEAST CORNER SECTION 26,
TOWNSHIP 9 SOUTH, RANGE 2 EAST,
SALT LAKE BASE & MERIDIAN
(FOUND MONUMENT)



LEGEND

- BOUNDARY LINE
- LOT LINE
- SECTION LINE
- ADJOINING PARCELS
- BUILDING SETBACK
- PUBLIC UTILITY EASEMENT
- CENTERLINE
- SET 5/8" REBAR WITH BLUE PLASTIC CAP OR PIN STAMPED "PEPG" LS #9679988
- STREET MONUMENT

SURVEYOR'S CERTIFICATE

I, ROBERT LAW, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR AND THAT I HOLD LICENSE NO. 9679988 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL LAND SURVEYORS LICENSING ACT. I FURTHER CERTIFY BY AUTHORITY OF THE OWNERS, THAT I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS AND HAVE PLACED MONUMENTS AS REPRESENTED ON THIS PLAT.

BOUNDARY DESCRIPTION

BEGINNING AT A POINT ON THE EASTERLY RIGHT OF WAY LINE OF ELK RIDGE DRIVE; SAID POINT BEING THE SOUTHWEST CORNER OF PARKSIDE COVE PHASE 1, ENTRY NO. 13262.2017, MAP NO. 15402 AS RECORDED IN THE UTAH COUNTY RECORDERS OFFICE; SAID POINT ALSO BEING NORTH 89°41'42" EAST, ALONG THE SECTION LINE, 1673.82 FEET FROM THE NORTHWEST CORNER SECTION 26, TOWNSHIP 9 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN; (SAID NORTHWEST CORNER BEING SOUTH 89°41'42" WEST, 2643.01 FEET FROM THE NORTH QUARTER CORNER OF SAID SECTION 26); AND RUNNING THENCE NORTH 89°41'42" EAST, ALONG SAID PARKSIDE COVE PHASE 1 BOUNDARY LINE, 481.84 FEET TO A POINT ON THE PARKSIDE COVE PHASE 2 BOUNDARY LINE, ENTRY NO. 13265.2017, MAP NO. 15403 AS RECORDED IN THE UTAH COUNTY RECORDERS OFFICE; AND RUNNING THENCE ALONG BOUNDARY LINE OF SAID PARKSIDE COVE PHASE 2 THE FOLLOWING TWO (2) COURSES: 1) NORTH 89°59'03" EAST, 23.06 FEET; 2) SOUTH 18°45'22" EAST, 169.27 FEET; THENCE SOUTH 18°41'20" EAST, 331.27 FEET TO THE NORTHWEST LOT 9 OF GREENVIEW ESTATES, ENTRY NO. 66708, MAP NO. 7218, AS RECORDED IN THE UTAH COUNTY RECORDERS OFFICE; THENCE SOUTH 18°41'20" EAST, ALONG BOUNDARY LINE OF SAID GREENVIEW ESTATES, 275.59 FEET; THENCE NORTH 82°08'01" WEST, 344.72 FEET, NORTH 47°22'22" WEST, 107.61 FEET; THENCE SOUTH 61°46'51" WEST, 144.83 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF ELK RIDGE DRIVE; THENCE ALONG SAID EASTERLY RIGHT OF WAY LINE THE FOLLOWING SIX (6) COURSES: SAID POINT ALSO BEING ON A 350.48 FOOT RADIUS CURVE TO THE LEFT; 1) 62.55 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 10°13'30" (CHORD BEARS NORTH 20°19'23" WEST, 62.46 FEET); 2) NORTH 30°12'03" WEST, 174.69 FEET TO A POINT ON A 489.37 FOOT RADIUS CURVE TO THE RIGHT; 3) 185.13 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 21°40'31" (CHORD BEARS NORTH 19°21'48" WEST, 184.03 FEET); 4) NORTH 08°31'35" WEST, 180.26 FEET TO A POINT ON A 744.17 FOOT RADIUS CURVE TO THE RIGHT; 5) 100.24 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 07°43'03" (CHORD BEARS NORTH 04°40'02" WEST, 100.16 FEET); 6) NORTH 00°07'51" WEST, 19.73 FEET TO THE POINT OF BEGINNING.

CONTAINS: 8.70 ACRES (OR 378,852 Sq. Ft.)

ROBERT LAW (SEE SEAL BELOW)

4-28-2021
DATE

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED OWNER(S) OF ALL OF THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE HEREON AND SHOWN ON THIS PLAT, HAVE CAUSED A SURVEY AND THIS PLAT TO BE MADE OF THE PROPERTY AND HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, BLOCKS, STREETS AND EASEMENTS, 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__

OWNER

OWNER

OWNER

OWNER

ACKNOWLEDGMENT

STATE OF UTAH } S.S.
COUNTY OF UTAH }

ON THE ____ DAY OF ____, A.D. 20__, PERSONALLY APPEARED BEFORE ME THE SIGNERS OF THE FOREGOING CERTIFICATE AND DEDICATION WHO DULY ACKNOWLEDGED TO ME THAT THEY DID EXECUTE THE SAME IN THE CAPACITY INDICATED.

Commission Number

Signed (A Notary Public Commissioned in Utah)

Commission Expires

Print Name of Notary

ACCEPTANCE BY LEGISLATIVE BODY

THE CITY OF AMERICAN FORK, 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

CITY COUNCIL MEMBER

CITY COUNCIL MEMBER

CITY COUNCIL MEMBER

CITY COUNCIL MEMBER

CITY COUNCIL MEMBER

APPROVED: CITY ENGINEER

ATTEST: CLERK - RECORDER

PLANNING COMMISSION APPROVAL

APPROVED THIS ____ DAY OF ____, 20__ BY THE AMERICAN FORK CITY PLANNING COMMISSION

CITY PLANNER

PLANNING COMMISSION CHAIRMAN

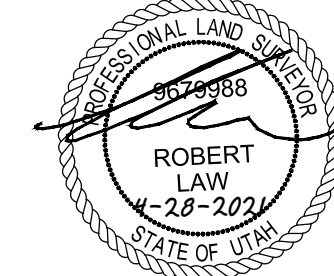
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SALT LAKE BASE & MERIDIAN.
CITY OF ELK RIDGE, COUNTY OF UTAH,
STATE OF UTAH

SURVEYOR SEAL

CITY ENGINEER SEAL

CLERK-RECORDER SEAL



SOUTH UTAH VALLEY ELECTRIC SERVICE DISTRICT

APPROVED THIS ____ DAY OF ____, 20__

PREPARED BY:

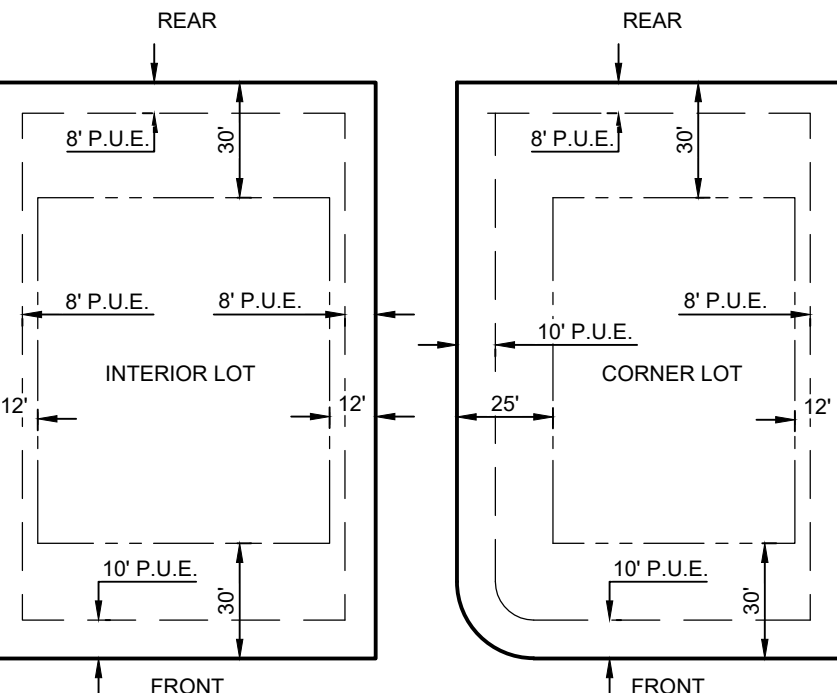
PEPG CONSULTING LLC
9270 SOUTH 300 WEST • SANDY, UT 84070
PHONE: (801) 562-2521 • FAX: (801) 562-2551

DATE: APRIL 28, 2021

FILE: 6898.2010/DWG/FPLAT-01

CURVE TABLE (LOTS)

CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD
C1	124.99'	100.00'	71°36'58"	N54°29'49"W	117.01'
C2	17.91'	20.00'	51°19'04"	N06°58'12"E	17.32'
C3	92.02'	60.00'	87°52'13"	S11°18'22"E	83.26'
C4	55.97'	60.00'	53°26'51"	S81°57'54"E	53.96'
C5	147.99'	60.00'	141°19'04"	N00°39'08"E	113.23'
C6	17.91'	20.00'	51°19'04"	S44°20'52"E	17.32'
C7	28.63'	160.00'	10°15'15"	N23°48'57"W	28.60'
C8	87.07'	160.00'	31°10'46"	N44°31'58"W	86.00'
C9	10.28'	744.17'	00°47'28"	S01°12'15"E	10.28'
C10	30.03'	744.17'	02°18'43"	S02°45'21"E	30.03'
C11	59.93'	744.17'	04°36'51"	S06°13'08"E	59.91'
C12	94.19'	489.37'	11°01'40"	S14°02'30"E	94.04'
C13	90.94'	489.37'	10°38'52"	S24°52'29"E	90.81'



TYPICAL BUILDING SETBACK AND EASEMENT

COMCAST CABLE TELEVISION

APPROVED THIS ____ DAY OF ____, 20__

COMCAST CABLE TELEVISION

CENTURYLINK

APPROVED THIS ____ DAY OF ____, 20__

CENTURYLINK

ROCKY MOUNTAIN POWER

APPROVED THIS ____ DAY OF ____, 20__

ROCKY MOUNTAIN POWER

DOMINION GAS QUESTAR CORPORATION

APPROVED THIS ____ DAY OF ____, 20__

DOMINION GAS QUESTAR CORPORATION

PUBLIC WORKS

APPROVED THIS ____ DAY OF ____, 20__ BY THE AMERICAN FORK PUBLIC WORKS.

DIRECTOR OF PUBLIC WORKS