

S-21-2014 Petition by **SANI MALICEVIC** requesting **preliminary and final plat approval** for the Argus Subdivision. The subdivision will consist of 2 lots on .44 acres. The subdivision is located at 4390 South 4000 West and is zoned 'R-1-8' (single family residential, minimum lot size 8,000 square feet). (Staff- **Steve Lehman** at 801-963-3311)



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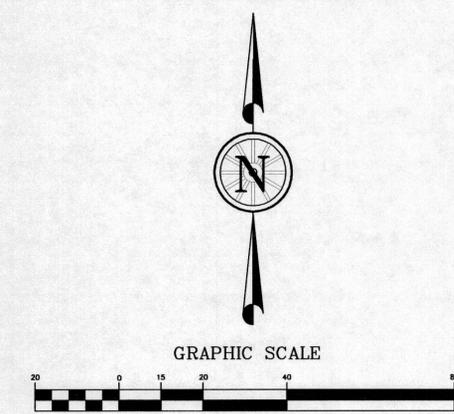
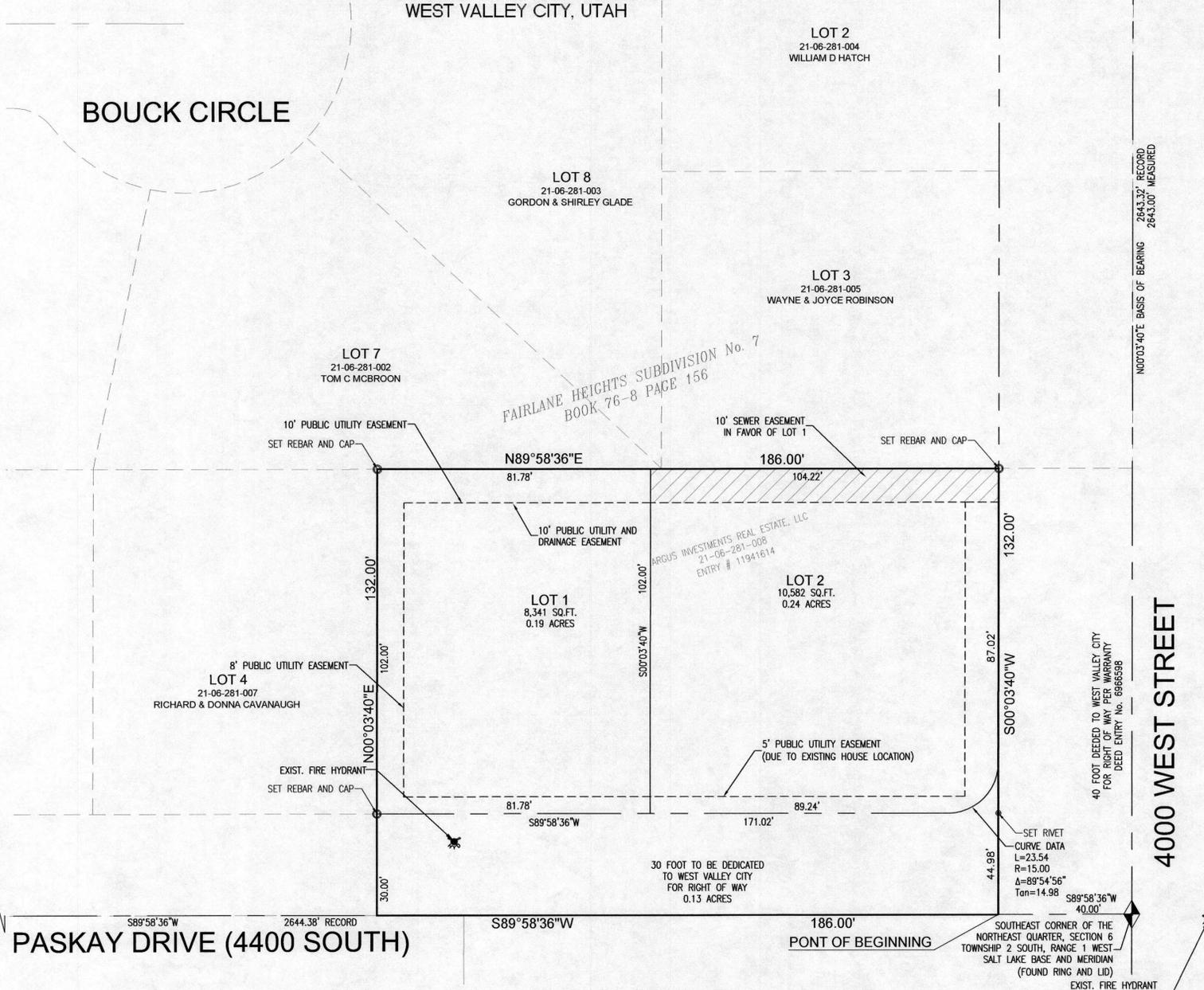




ARGUS SUBDIVISION

LOCATED IN THE NORTHEAST
QUARTER OF SECTION 6
TOWNSHIP 2 SOUTH, RANGE 1 WEST,
SALT LAKE BASE AND MERIDIAN
WEST VALLEY CITY, UTAH

NORTHEAST CORNER, SECTION 6
TOWNSHIP 2 SOUTH, RANGE 1 WEST
SALT LAKE BASE AND MERIDIAN
(FOUND RING AND LID)



- LEGEND**
- SECTION CORNER
 - FIRE HYDRANT
 - STREET MONUMENT FOUND
 - FOUND REBAR AND CAP
 - SET RIVET
 - SET REBAR AND CAP
 - BOUNDARY LINE
 - DEED AND ADJACENT SUBDIVISIONS

SURVEYOR'S CERTIFICATE
I, EVAN J. WOOD DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 183395 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY BY AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY OF SAID TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS AND STREET TOGETHER WITH EASEMENTS TO BE KNOWN AS ARGUS SUBDIVISION AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT AND THAT THIS IS TRUE AND CORRECT.

Evan J. Wood
LICENSE No. 183395

Nov. 17, 2014
DATE

BOUNDARY DESCRIPTION
BEGINNING AT A POINT SOUTH 89°58'36" WEST 40.00 FEET FROM THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF SECTION 6, TOWNSHIP 2 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING, THENCE SOUTH 89°58'36" WEST 186.00 FEET, THENCE NORTH 00°03'40" EAST 132.00 FEET, THENCE NORTH 89°58'36" EAST 186.00 FEET TO THE WEST RIGHT OF WAY LINE OF 4000 WEST STREET, THENCE SOUTH 00°03'40" WEST ALONG THE WEST RIGHT OF WAY LINE OF SAID STREET 132.00 FEET TO THE POINT OF BEGINNING. CONTAINS 0.564 ACRES.

OWNER'S DEDICATION
Known all men by these presents that _____, the _____ undersigned owner () of the above described tract of land, having caused same to be subdivided into lots and street, together with easements to be hereafter known as the

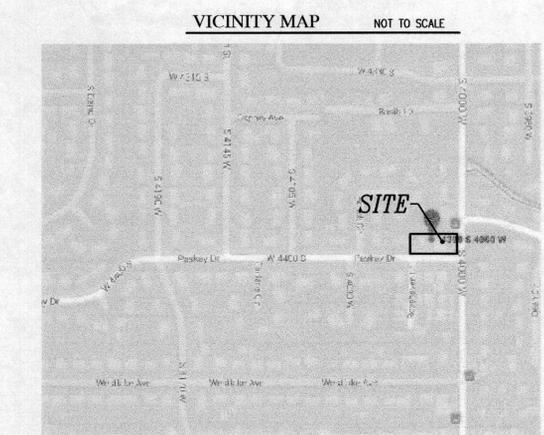
ARGUS SUBDIVISION
do dedicate for the perpetual use of the public all roads and other areas shown on this plat as intended for public use. The undersigned owners also do hereby convey to any and all public utility companies a perpetual, non-exclusive easement over the public utility easements shown on this plat, the same to be used for the installation, maintenance and operation of utility lines and facilities. The undersigned owner also hereby conveys any other easements as shown on this plat to the parties indicated and for the purposes shown hereon. In witness whereof _____ have hereunto set _____ this _____ day of _____ A.D., 20____.

ACKNOWLEDGMENT
STATE OF UTAH } S.S.
COUNTY OF SALT LAKE }
On the _____ day of _____ A.D., 20____, personally appeared before me, the undersigned Notary Public, in end for said County of Salt Lake in said State of Utah, the signer () of the above Owner's dedication _____ in number, who duly acknowledged to me that _____ signed it freely and voluntarily and for the uses and purposes therein mentioned. MY COMMISSION EXPIRES: _____

NOTARY PUBLIC
RESIDING IN SALT LAKE COUNTY

ACKNOWLEDGMENT
STATE OF UTAH } S.S.
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On the _____ day of _____ A.D., 20____, personally appeared before me, the undersigned Notary Public, in end for said County of Salt Lake in said State of Utah, the signer () of the above Owner's dedication _____ in number, who duly acknowledged to me that _____ signed it freely and voluntarily and for the uses and purposes therein mentioned. MY COMMISSION EXPIRES: _____

NOTARY PUBLIC
RESIDING IN SALT LAKE COUNTY



CENTER, SECTION 6
TOWNSHIP 2 SOUTH, RANGE 1 WEST
SALT LAKE BASE AND MERIDIAN
(NOT FOUND)

NOTES:
OFF-SET PINS TO BE PLACED IN THE BACK OF THE CURB AND 3/4" X 24" REBAR WITH NUMBERED SURVEY CAP TO BE PLACED AT ALL OTHER CORNERS, UNLESS OTHERWISE INDICATED.

PIONEER LAND SURVEYING
BROADBENT BUSINESS PARK
3613 WEST 1987 SOUTH
SALT LAKE CITY, UTAH 84104
PHONE (801) 975-1017 FAX (801) 975-1156

PLANNING COMMISSION APPROVED THIS _____ DAY OF _____ A.D., 20____ BY THE CITY PLANNING COMMISSION CHAIRMAN, CITY PLANNING COMMISSION	GRANGER-HUNTER IMPROVEMENT DISTRICT APPROVED THIS _____ DAY OF _____ A.D., 20____ BY THE IMPROVEMENT DISTRICT GENERAL MANAGER	BOARD OF HEALTH APPROVED THIS _____ DAY OF _____ A.D., 20____ BY _____ DIRECTOR	CITY ENGINEER'S CERTIFICATE APPROVED AS TO COMPLIANCE WITH CITY ORDINANCE DATE _____ CITY ENGINEER	APPROVAL AS TO FORM APPROVED THIS _____ DAY OF _____ A.D., 20____ CITY ATTORNEY	CITY COUNCIL APPROVAL PRESENTED TO THE CITY COUNCIL APPROVED THIS _____ DAY OF _____ A.D., 20____ AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED. ATTEST: CITY RECORDER CITY MANAGER	RECORDED # _____ STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF _____ DATE _____ TIME _____ BOOK _____ PAGE _____ FEE \$ _____ CLERK _____ SALT LAKE COUNTY RECORDER
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