

CHARLOTTE'S FIELD SUBDIVISION

LOCATED IN THE SOUTHEAST QUARTER OF SECTION 19,

TOWNSHIP 2 SOUTH, RANGE 1 EAST,

SALT LAKE BASE AND MERIDIAN

JULY 2025

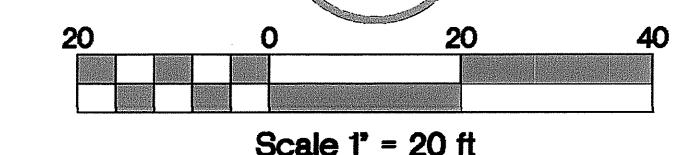
FINAL PLAT

WEST QUARTER OF SECTION 19,
TOWNSHIP 2 SOUTH, RANGE 1 EAST,
SALT LAKE BASE AND MERIDIAN
(FOUND BRASS CAP MONUMENT)

S89°39'50"W 2646.33' (CALC)

CENTER OF SECTION 19,
TOWNSHIP 2 SOUTH, RANGE 1 EAST,
SALT LAKE BASE AND MERIDIAN
(NOT FOUND, POSITION CALCULATED)

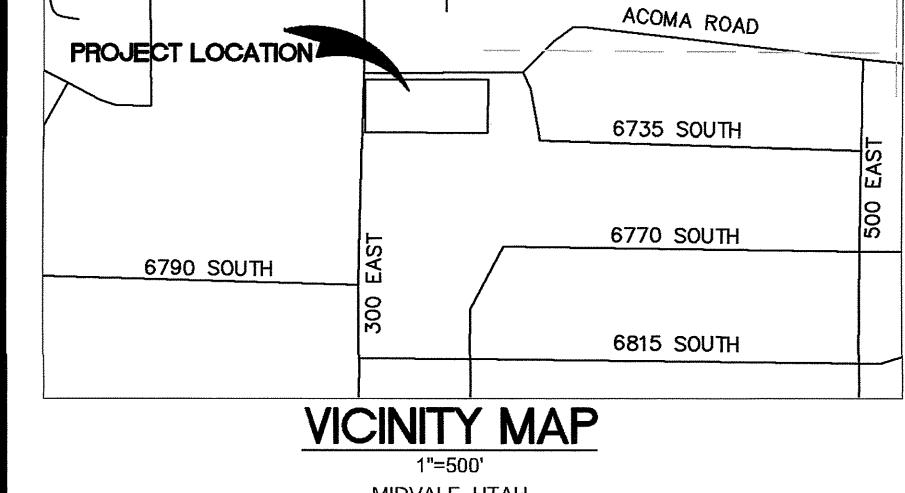
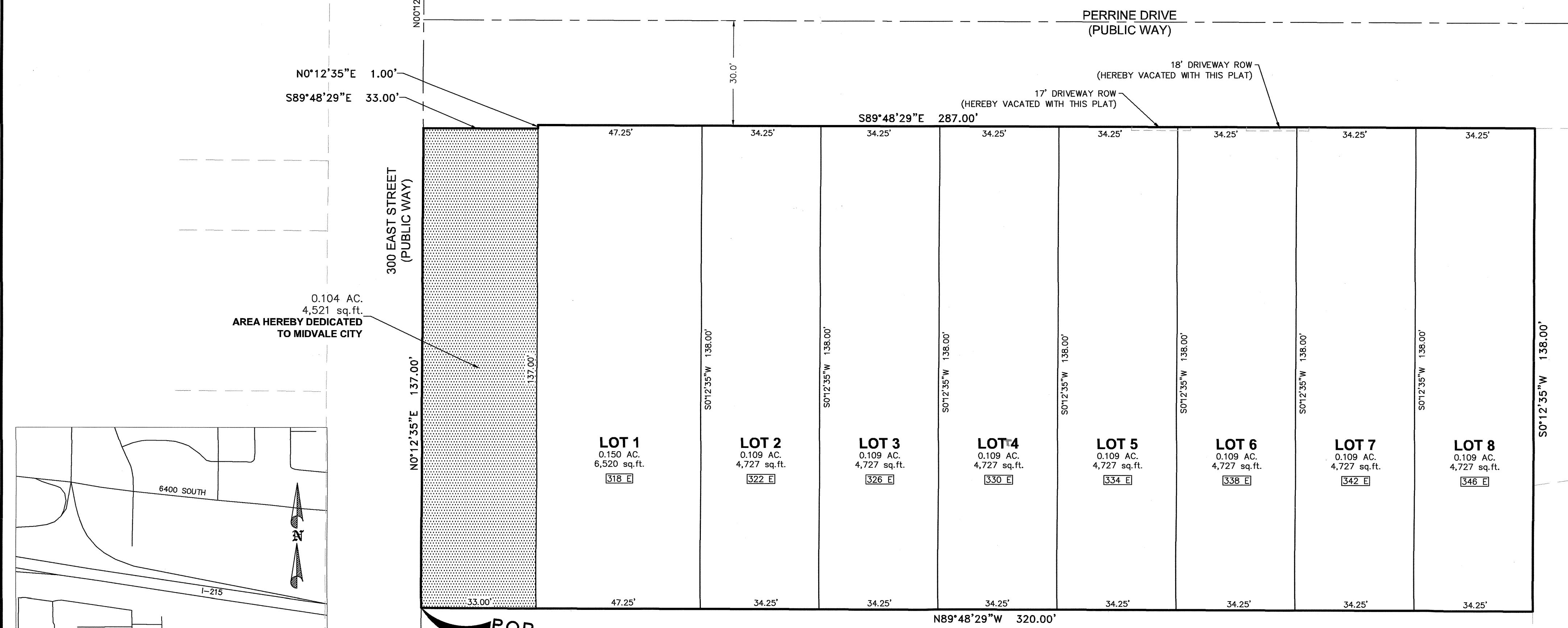
N89°48'22"W 2656.61' (CALC)



20 0 20 40

Scale 1' = 20 ft

PLAT NOTES:
 1. ALONG ALL STREETS, THE APPLICANT SHALL INSTALL DECIDUOUS TREES, TWO INCHES IN CALIPER, FOR EACH THIRTY FEET OF FRONTAGE.
 2. THIS PLAT WILL EXPIRE AND BE VOID IF IT IS NOT RECORDED WITHIN ONE (1) YEAR OF THE DATE WHICH IT IS APPROVED.
 3. ALL STRUCTURES AND LANDSCAPING SHALL COMPLY WITH MIDVALE CITY CODE.



LEGEND AND ABBREVIATIONS	
SECTION LINE	FOUND SECTION CORNER
SET 5/8 REBAR AND CAP (BOUNDARY LINE) (WELDING ENGINEERING)	ADJACENT PROPERTY / ROW LINE
EASEMENT LINE	
POB	POINT OF BEGINNING



CITY ENGINEER	BOARD OF HEALTH	PLANNING COMMISSION	APPROVAL AS TO FORM	MAYOR APPROVAL
APPROVED THIS 17 th DAY OF Sept. 2025 BY THE MIDVALE CITY ENGINEER.	APPROVED THIS 08 DAY OF September 2025.	APPROVED THIS 10 th DAY OF Sept. 2025 THE MIDVALE CITY ATTORNEY.	APPROVED THIS 10 th DAY OF September 2025 BY THE MIDVALE CITY ATTORNEY.	APPROVED THIS 18 th DAY OF September 2025.
<i>Brinda E. Klemm</i> MIDVALE CITY ENGINEER	<i>Brinda E. Klemm</i> SALT LAKE COUNTY HEALTH DEPARTMENT	<i>Brinda E. Klemm</i> CHAIR, PLANNING COMMISSION	<i>Brinda E. Klemm</i> MIDVALE CITY ATTORNEY	<i>Brinda E. Klemm</i> ATTY, MIDVALE CITY RECORDER/DEPUTY MAYOR

MIDVALLEY IMPROVEMENT DISTRICT	COMCAST	CENTURY LINK	RECORD OF SURVEY
APPROVED THIS 9 DAY OF Sept. 2025.	APPROVED THIS 10 DAY OF September 2025.	APPROVED THIS 5 DAY OF Sept. 2025.	R.O.S. NO. 52025-09-0660
<i>Brinda E. Klemm</i> REPRESENTATIVE	<i>Brinda E. Klemm</i> REPRESENTATIVE	<i>Brinda E. Klemm</i> REPRESENTATIVE	<i>Brinda E. Klemm</i> COUNTY SURVEYOR REVIEWER 9-8-25
APPROVAL AS TO FORM			
APPROVED THIS 10 th DAY OF September 2025 BY THE MIDVALE CITY ATTORNEY.			

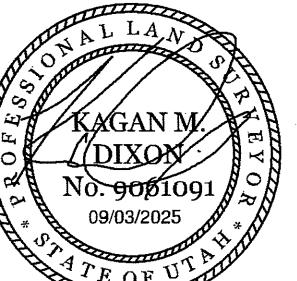
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<i>Brinda E. Klemm</i> MIDVALE CITY ENGINEER	<i>Brinda E. Klemm</i> SALT LAKE COUNTY HEALTH DEPARTMENT	<i>Brinda E. Klemm</i> CHAIR, PLANNING COMMISSION	<i>Brinda E. Klemm</i> MIDVALE CITY ATTORNEY	<i>Brinda E. Klemm</i> ATTY, MIDVALE CITY RECORDER/DEPUTY MAYOR

SURVEYOR'S CERTIFICATE:

I, KAGAN M. DIXON, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD LICENSE NO. 20501091 IN ACCORDANCE WITH TITLE 58, CHAPTER 23, PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS LICENSING ACT OF THE STATE OF UTAH. I FURTHER CERTIFY THAT, BY THE AUTHORITY OF THE OWNER, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW IN ACCORDANCE WITH UTAH CODE SECTION 17-23-17, HAVE PLACED MONUMENTS AS REPRESENTED ON THE PLAT, AND THAT I HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS, HEREAFTER TO BE KNOWN AS:

CHARLOTTE'S FIELD SUBDIVISION

AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND STAKED ON THE GROUND AS SHOWN ON THIS PLAT.



KAGAN M.
DIXON
NO. 20501091
09/03/2025

BOUNDARY DESCRIPTION:

A TRACT OF LAND BEING SITUATE IN THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH IS NORTH 001°2'35"E 300 FEET FROM THE MONUMENT LINE, AND THE INTERSECTION OF 6790 SOUTH STREET AND 300 EAST STREET, AND RUNNING THENCE NORTH 001°2'35"E 300 FEET, THENCE SOUTH 89°48'29"E 33.00 FEET TO THE SOUTHWEST CORNER OF PARCEL "B", PRESTIGE ESTATES NO. 1 SUBDIVISION, ON FILE WITH THE OFFICE OF THE SALT LAKE COUNTY RECORDER IN BOOK 77-5, PAGE 152 OF PLATS, THENCE ALONG SAID PARCEL "B" THE FOLLOWING TWO (2) COURSES, 1) NORTH 001°2'35"E 1.00 FEET, 2) SOUTH 89°48'29"E 287.00 FEET TO THE NORTHEAST CORNER OF SAID PARCEL "B"; THENCE SOUTH 001°2'35"E 300 FEET ALONG THE EASTERLY LINE OF SAID PARCEL "B" AND THE WESTERLY LINE OF SAID SUBDIVISION A DISTANCE OF 138.00 FEET, THENCE NORTH 89°48'29"E 320.00 FEET TO THE POINT OF BEGINNING.

CONTAINS 44.127 SQUARE FEET OR 0.013 ACRES, MORE OR LESS.

8 LOTS

OWNER'S DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT I/WE THE UNDERSIGNED OWNER(S) OF THE HEREBY DESCRIBED TRACT OF LAND, HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND STREETS AS SHOWN ON THIS PLAT AND NAME SAID PLAT:

CHARLOTTE'S FIELD SUBDIVISION

THE UNDERSIGNED OWNERS HEREBY DEDICATE TO MIDVALE CITY ALL THOSE PARTS OR PORTIONS OF SAID TRACT OF LAND ON SAID PLAT DESIGNATED HERON AS PUBLIC ROADS, THE SAME TO BE USED AS PUBLIC THOROUGHFARES. THE UNDERSIGNED OWNERS ALSO HEREBY CONVEY TO ANY AND ALL PUBLIC AND PRIVATE UTILITY COMPANIES PROVIDING SERVICE TO THE HEREBY DESCRIBED TRACT OF LAND AND PERPETUAL, NON-EXCLUSIVE EASEMENT OVER THE PUBLIC ROADS, PUBLIC SPACES AND PUBLIC UTILITY AND DRAINAGE EASEMENTS SHOWN ON THIS PLAT, THE SAME TO BE USED FOR DRAINAGE AND INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC AND PRIVATE UTILITY SERVICE LINES AND FACILITIES.

THIS 10th DAY OF September, A.D. 2025.

Brett Lovell
BRETT LOVELL, MANAGER
DIMPLE DELL ORCHARDS, LLC, A UTAH LIMITED LIABILITY COMPANY

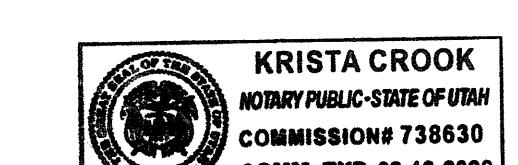
LLC ACKNOWLEDGEMENT

STATE OF UTAH
COUNTY OF Salt Lake

ON THIS 10th DAY OF September, A.D. 2025, PERSONALLY APPEARED BEFORE ME BRETT LOVELL, WHO BEING DULY SWORN OR AFFIRMED, DID SAY THAT HE IS THE MANAGER OF DIMPLE DELL ORCHARDS, LLC, A UTAH LIMITED LIABILITY COMPANY, AND THAT THE WITHIN OWNER'S DEDICATION WAS SIGNED BY HIM ON BEHALF OF SAID LLC BY AUTHORITY OF ITS BYLAWS, OR BOARD OF DIRECTORS, AND THAT SAID CORPORATION EXECUTED THE SAME.

Krista Crook

KRISTA CROOK
PRINTED NAME, A NOTARY PUBLIC COMMISSIONED IN UTAH
738630
COMMISSION NUMBER
8-13-2028
EXPIRATION DATE



KRISTA CROOK
NOTARY PUBLIC-STATE OF UTAH
COMMISSIONS 738630
COM. EXP. 08-13-2028

CHARLOTTE'S FIELD SUBDIVISION

LOCATED IN THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN

SALT LAKE COUNTY RECORDER

STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF Dimple Dell Orchards LLC
DATE 9-25-25 ENTRY 14440181 BOOK 2025 P PAGE 244

\$66.00
FEE

3125
DEPUTY SALT LAKE COUNTY RECORDER