

VICINITY MAP  
N.T.S.

LOT SETBACKS  
Lots: 102, 162, 153-152, 112-118, 121-126, 143-148.  
Front=20'  
Side= 6' 12" Total  
Rear= 20'

Lots: 101, 163  
Front=20'  
Side= 6' 15'  
Rear= 20'

Lots: 154-155, 106  
Front=20'  
Side= 6' 8'  
Rear= 20'

Lots: 104-105, 107-108, 111, 160-161, 156-157, 150  
Front=20'  
Side= 6' 12" Total  
Rear= 15'

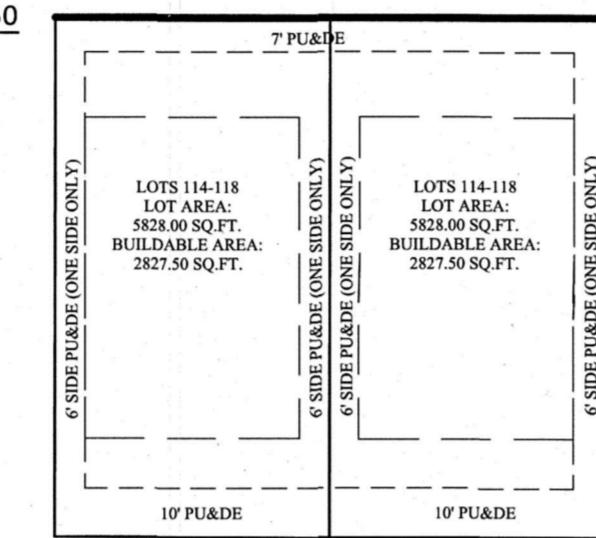
Lots: 103, 109-110, 158-159, 151  
Front=20'  
Side= 6' 15'  
Rear= 15'

Lots: 119-120, 149  
Front=20'  
Side= 6' 20'  
Rear= 20'

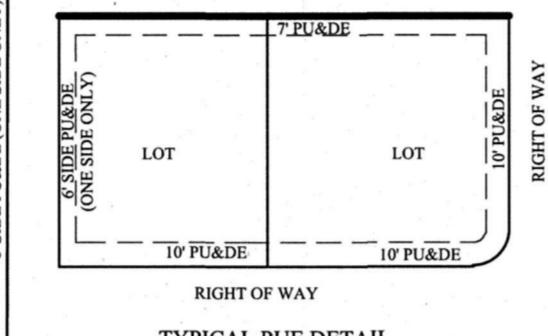
Lots: 127-142  
Front=25'  
Side= 6' 8'; 14' Total  
Corner side yard= 6' 20'  
Rear= 20'

## SUMMERHILL LANE SUBDIVISION

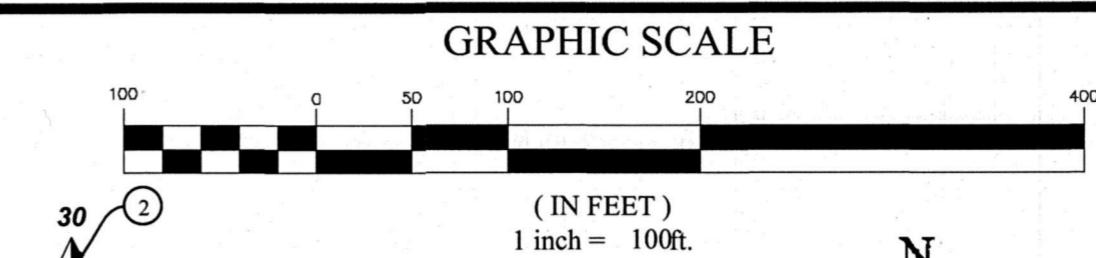
LOCATED IN THE SW 1/4 OF SECTION 31, T3N, R1E,  
SALT LAKE BASE & MERIDIAN  
CENTERVILLE CITY, DAVIS COUNTY, UTAH



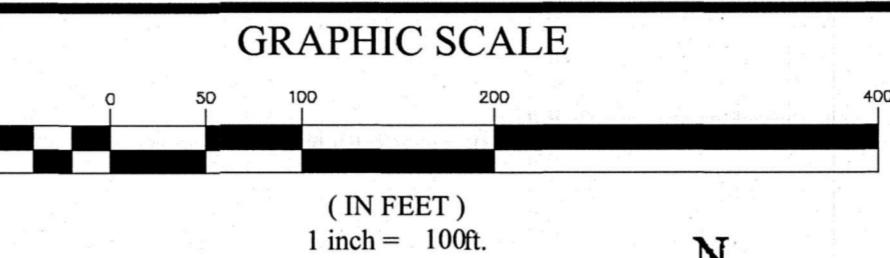
SMALLEST LOT SETBACK DETAIL



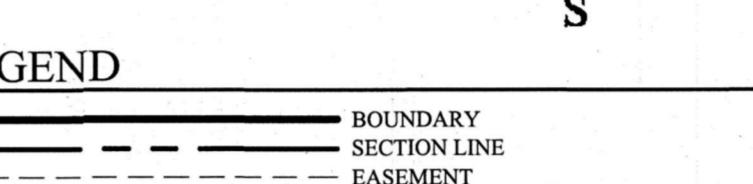
CENTER 1/4 CORNER OF  
SECTION 31, T3N, R1E, SLB&M  
FOUND PIN IN ASPHALT



NORTH 1/4 CORNER OF  
SECTION 31, T3N, R1E, SLB&M  
FOUND 1952 BLM MONUMENT

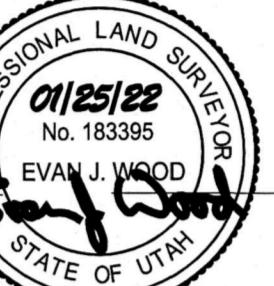


BASE OF BEARING: N0°15'20"E  
(SECTION LINE) MEASURED  
(DCS: N0°15'20"E 2,644.43'  
(NAD83: N0°14'47.2 2,644.765)



### SURVEYOR'S CERTIFICATE

I, Evan J. Wood, do hereby certify that I am a Professional Land Surveyor, and that I hold Certificate No. 183395 in accordance with Title 58, Chapter 22 of Utah State Code. I further certify by authority of the owners(s) that I have completed a Survey of the property described on this Plat in accordance with Section 17-23-17 of said Code, and have subdivided said tract of land into lots, parcels, streets, and easements, and the same has, or will be correctly surveyed, staked and monumented on the ground as shown on this Plat, and that this Plat is true and correct.



01/25/2022  
Date

### BOUNDARY DESCRIPTION

A tract of land situate the Southwest Quarter of Section 31, Township 3 North, Range 1 East, Salt Lake Base & Meridian, comprised of all six (6) parcels identified by Davis County Tax ID Numbers 07-072-0034, 07-072-0132, 07-072-0160, 07-072-0188, 07-072-0189 and a part of 07-072-0175, located in Centerville City, Davis County, Utah, being more particularly described as follows:

Beginning at a point on the westerly right-of-way line of Main Street (SR-106) as established by UDOT Project No. S-0116(1), located S01°03'04"E 412.51 feet along the Section line and S88°56'56"W 147.88 feet from the Center 1/4 Corner of Section 31, T3N, R1E, SLB&M (basis of Bearing: N0°15'20"E along the 1/4 Section line between the Center 1/4 Corner and the North 1/4 Corner of Section 31, T3N, R1E, SLB&M); thence southerly along said right-of-way line the following two (2) courses: (1) S12°38'06"E 12.55 feet; thence (2) along the arc of a non-tangent curve to the left having a radius of 5,762.65 feet (radius bears: N77°21'22"E) a distance of 437.49 feet through a central angle of 04°20'59" Chord: S14°49'07"E 437.39 feet; thence to and along the northerly line of that Real Property described by Warranty Deed recorded in the Office of the Davis County Recorder as Entry No. 338654 in Book 7770 at Page 390, N89°45'38"W 750.06 feet to the easterly line of that Real Property identified by Davis County Tax ID No. 07-072-0195, the boundary of which was determined by Survey No. 5493 on file in the Office of the Davis County Surveyor; thence along said boundary N01°02'54"E 47.91 feet; thence N89°42'24"W 558.00 feet to the westerly line of said as-surveyed boundary; thence along said as-surveyed boundary the following two (2) courses: (1) N09°48'11"W 71.09 feet; thence (2) N89°42'24"W 55.68 feet to an easterly line of LEXINGTON PARK SUBDIVISION PHASE 4, according to the Official Plat thereof on file in the Office of the Davis County Recorder as Entry No. 1469844 in Book 2776 at Page 547, along said plat the following five (5) courses: (1) N12°28'19"W 34.03 feet; thence (2) S77°31'41"W 100.00 feet; thence (3) S45°52'13"W 70.49 feet; thence (4) S77°31'41"W 105.00 feet; thence (5) S12°28'16"E 161.93 feet to the northerly line of LEXINGTON PARK SUBDIVISION PHASE 3, according to the Official Plat thereof on file in the Office of the Davis County Recorder as Entry No. 1490619 in Book 2454 at Page 223; thence along said plat the following two (2) courses: (1) N89°32'27"W 392.27 feet; thence (2) N89°51'45"W 402.23 feet to the southeasterly corner of that Real Property described by Warranty Deed recorded in the Office of the Davis County Recorder as Entry No. 339635 in Book 7793 at Page 1778; thence along said deed N01°02'54"E 432.14 feet to a south boundary line as determined by a Boundary Line Agreement recorded in the Office of the Davis County Recorder as Entry No. 3399145 in Book 7800 at Page 342; thence along said boundary line agreement S89°46'49"W 392.09 feet to a southwesterly corner of that Real Property described by Warranty Deed recorded in the Office of the Davis County Recorder as Entry No. 339635 in Book 7793 at Page 1778; thence along said deed the following two (2) courses: (1) S89°51'23"E 497.27 feet; thence (2) N12°59'38"W 1.00 feet to a point on the northerly line of that Real Property as described by Warranty Deed recorded in the office of the Davis County Recorder as Entry No. 339248 in Book 7681 at Page 363; thence along said deed S89°45'54"E 723.67 feet to a westerly line of CUTLER SUBDIVISION PHASE 5, according to the Official Plat thereof on file in the Office of the Davis County Recorder as Entry No. 2571788 in Book 5165 at Page 1697; thence along said plat the following four (4) courses: (1) S00°01'43"W 2.88 feet; thence (2) N89°14'56"E 192.21 feet; thence (3) N00°45'01"W 100.54 feet; thence (4) N89°31'41"W 105.00 feet; thence (5) S45°52'13"W 70.49 feet; thence (6) N12°28'19"W 34.03 feet; thence (7) S77°31'41"W 105.00 feet; thence (8) S12°28'16"E 161.93 feet; thence (9) N89°51'01"E 21.25 feet to the westerly corner of that Real Property as described by an Affidavit to Correct recorded in the office of the Davis County Recorder as Entry No. 3308781 in Book 7625 at Page 2929; thence along said deed S89°36'24"E 239.38 feet to the point of beginning.

Contains: 17.58 acres/+-  
63 LOTS, 3 PARCELS, & 4 STREETS

BEARINGS IN THE BOUNDARY DESCRIPTION ARE BASED ON THE DAVIS COUNTY COORDINATE SYSTEM. ROTATE BEARINGS CLOCKWISE 0°19'27" FOR THE NAD83 EQUIVALENT BEARING

### OWNER'S DEDICATION

WE, THE UNDERSIGNED OWNERS OF THE HEREON DESCRIBED TRACT OF LAND, HEREBY SET APART AND SUBDIVIDE THE SAME INTO LOTS AND PUBLIC STREETS AS SHOWN ON THIS PLAT, AND NAME SAID TRACT

### SUMMERHILL LANE SUBDIVISION

AND DO HEREBY DEDICATE, GRANT AND CONVEY TO CENTERVILLE CITY, DAVIS COUNTY, UTAH, ALL PUBLIC STREETS AND EASEMENTS AS SHOWN ON THIS PLAT AS PUBLIC UTILITY EASEMENTS, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF PUBLIC UTILITY SERVICE LINES AND DRAINAGE AS MAY BE AUTHORIZED BY CENTERVILLE CITY.

SIGNED THIS 27<sup>th</sup> DAY OF January, 2022

Heather Marie Muir  
Robert Miller

Manager, Summerhill Lane LLC

### COUNTY RECORDER

ENTRY NO. 3469399 FEE PAID \$332.00  
FILED FOR RECORD AND RECORDED THIS 22nd  
DAY OF February A.D. 2022 AT 9:59  
IN BOOK 795 OF Page 570  
Richard T. Vaughan  
COUNTY RECORDER  
BY: Heather Marie Muir DEPUTY

PAGE: 1 OF 4

### LIMITED LIABILITY ACKNOWLEDGMENT

STATE OF UTAH  
S.S.  
COUNTY OF Davis



Notary Public in the State of Utah  
My Commission Exp. 02/20/2022

Commission # 702021

OWNER/DEVELOPER:  
SYMPHONY HOMES  
111 S. FRONTE ROAD  
CENTERVILLE, UTAH 84014  
(801) 298-8555  
CONTACT: RUSSELL WILSON

HOMEOWNERS ASSOCIATION:  
SUMMERHILL LANE HOMEOWNERS  
ASSOCIATION INC.  
111 S. FRONTE ROAD,  
CENTERVILLE, UTAH 84014

NOTES:  
1. #5 REBAR & CAP (FOCUS ENO) TO BE SET AT ALL LOT CORNERS. NAILS OR PLUGS TO BE SET IN TOP BACK OF CURB AT EXTENSION OF SIDE LOT LINES, IN LIEU OF REBAR AND CAPS AT FRONT LOT CORNERS.  
2. A NOTICE OF CLAIM OF INTEREST WAS RECORDED IN THE DAVIS COUNTY RECORDER'S OFFICE ON MARCH 30, 2021 AS ENTRY 3365360, BOOK 7727, PAGE 2144-2190, POTENTIALLY AFFECTING LOTS 120-134 AS MORE PARTICULARLY DESIGNATED ON THIS PLAT AS THE DISPUTED EASEMENT AREAS.  
3. DISPUTED EASEMENT AREA 1 AND DISPUTED EASEMENT AREA 2 SHOWN ON THIS FINAL PLAT ILLUSTRATE CLAIMED EASEMENTS BY ABUTTING PROPERTY OWNERS, SPENCER AND PAMELA PACKER, AND ARE NOT INTENDED TO CREATE NOR CONVEY ANY NEW EASEMENT RIGHTS. THE SUBDIVISION PROPERTY OWNER AND DEVELOPER DISPUTE THE EXISTENCE, LOCATION, WIDTH, LENGTH, AND SCOPE OF USE OF THE DISPUTED EASEMENTS, WHICH ARE SHOWN WITH A FULL RESERVATION OF ALL RIGHTS, CLAIMS, AND DEFENSES. SEE NOTE 2 REGARDING NOTICE OF CLAIM OF INTEREST.  
4. APPROVAL OF THIS DEVELOPMENT PLAT BY CENTERVILLE CITY DOES NOT CONSTITUTE ANY REPRESENTATION AS TO THE ADEQUACY OF SUB-SURFACE SOIL CONDITION NOR THE LOCATION OR DEPTH OF GROUNDWATER TABLES  
5. ALL SIDE YARD EASEMENTS SHOWN ARE TYPICAL 6' WIDE PUBLIC UTILITY AND DRAINAGE EASEMENTS (PU & DE) UNLESS OTHERWISE NOTED  
6. ALL REAR YARD EASEMENTS SHOWN ARE TYPICAL 10' WIDE PUBLIC UTILITY AND DRAINAGE EASEMENTS (PU & DE) UNLESS OTHERWISE NOTED  
7. ALL FRONT YARD EASEMENTS SHOWN ARE TYPICAL 10' WIDE PUBLIC UTILITY AND DRAINAGE EASEMENTS (PU & DE) UNLESS OTHERWISE NOTED  
8. PARCELS A, B, AND C WILL BE OWNED AND MAINTAINED BY THE HOA  
9. THIS PROPERTY IS LOCATED WITHIN THE UNSHADED FEMA ZONE X  
10. PDO ZONING WAS APPROVED BY CENTERVILLE CITY COUNCIL ON NOVEMBER 17, 2020 VIA ORDINANCE NO. 2020-13  
11. RECORD OF SURVEY FILE NUMBER: 7986  
12. LOWEST FINISH FLOOR ELEVATIONS = 4228.50'  
13. See Sheet 4 for address table

RECOMMENDED FOR APPROVAL  
ON THIS 31<sup>st</sup> DAY OF January A.D. 2022  
BY THE CENTERVILLE CITY PLANNING COMMISSION.

Heather Marie Muir  
Chairman, Planning Commission

RECOMMENDED FOR APPROVAL  
ON THIS 8<sup>th</sup> DAY OF Feb. A.D. 2022

Heather Marie Muir, P.E.  
CITY ENGINEER

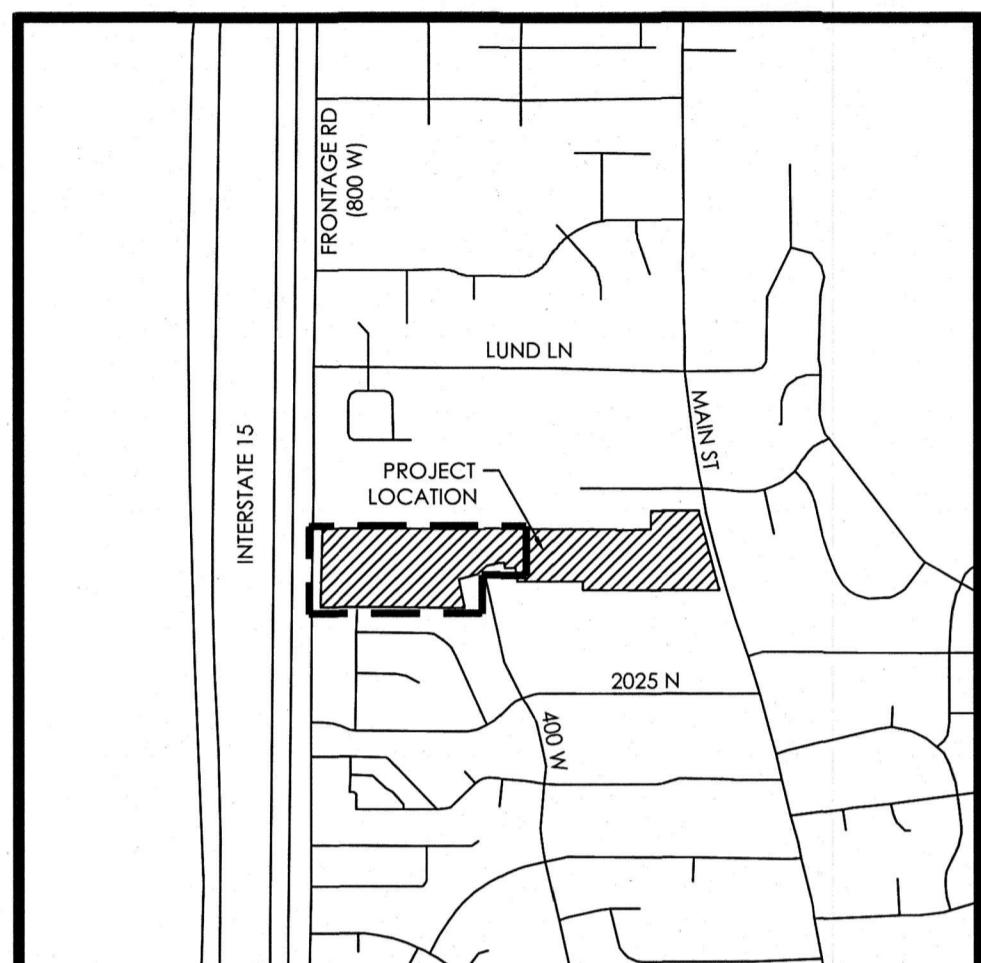
RECOMMENDED FOR APPROVAL  
ON THIS 7<sup>th</sup> DAY OF February A.D. 2022

Heather Marie Muir  
CITY ATTORNEY

CITY COUNCIL'S APPROVAL  
PRESENTED TO THE CITY COUNCIL OF CENTERVILLE, UTAH THIS  
7<sup>th</sup> DAY OF December, 2021, AT WHICH  
TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.

Heather Marie Muir  
MAYOR  
CITY RECORDER ATTEST: Jennifer Hansen

FOCUS  
ENGINEERING AND SURVEYING, LLC  
6909 HIGH TECH DRIVE  
MIDVALE, UTAH 84047 PH: (801) 352-0075  
www.focususa.com



### LEGEND

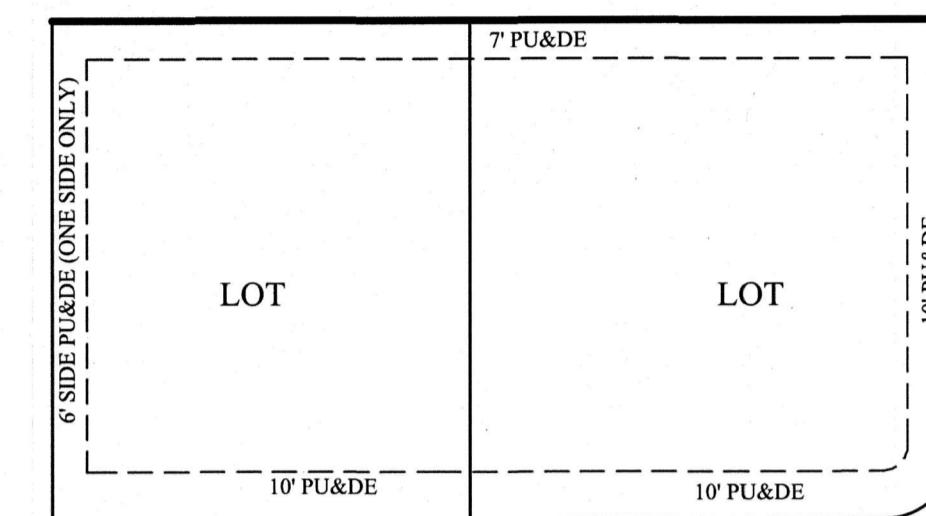
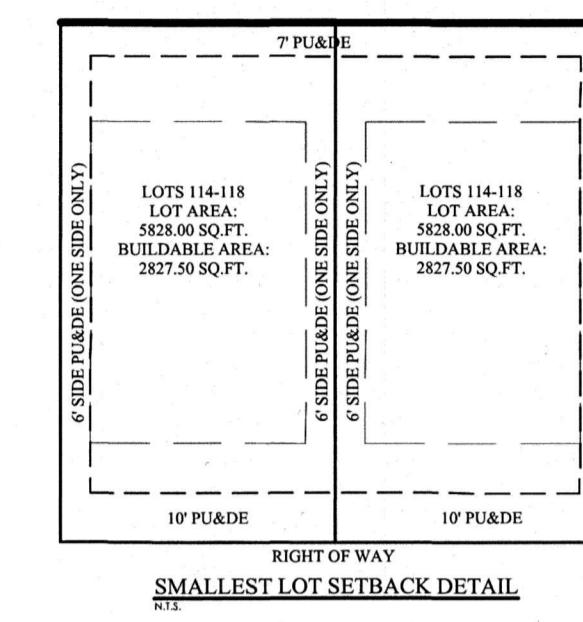
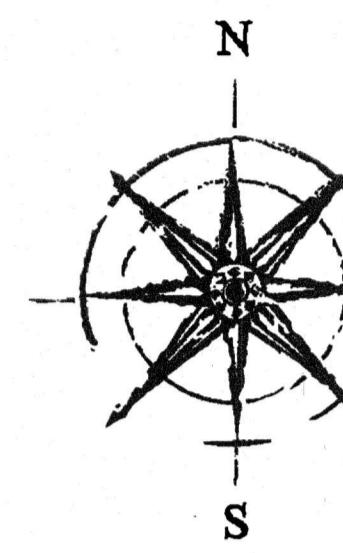
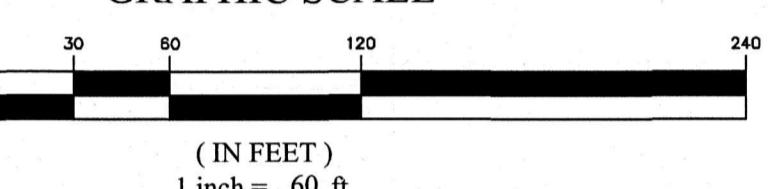
- BOUNDARY
- SECTION LINE
- EASEMENT
- RIGHT-OF-WAY LINE
- CENTERLINE
- BUILDING SETBACK
- EXISTING PROPERTY LINE
- EXISTING STREET MONUMENT
- SECTION MONUMENT (FOUND)
- SECTION MONUMENT (CALCULATED)
- STREET MONUMENT (TO BE SET)
- BOUNDARY MARKERS
- WITNESS MONUMENT (FOUND)
- BOUNDARY TO MONUMENT
- STATE PLANE COORDINATE POINT

## SUMMERHILL LANE

### SUBDIVISION

LOCATED IN THE SW 1/4 OF SECTION 31, T3N, R1E,  
SALT LAKE BASE & MERIDIAN  
CENTERVILLE CITY, DAVIS COUNTY, UTAH

### GRAPHIC SCALE



RIGHT OF WAY

### TYPICAL PUE DETAIL

N.T.S.

WEBER BASIN WATER CONSERVANCY NOTES:

- FOR LOTS SMALLER THAN 0.25 ACRES, WEBER BASIN WATER CONSERVANCY DISTRICT HAS ALLOCATED SECONDARY WATER TO PARCELS BASED ON AN ANTICIPATED LANDSCAPE AREA (INCLUDING THE PARK STRIP) OF NO MORE THAN 64% OF THE GROSS PARCEL SIZE AND THAT 1/3 OF THE LANDSCAPE IS PLANTED IN TURF AND 2/3 OF THE LANDSCAPE IS PLANTED IN LOW WATER USE PLATS. LARGER TOTAL LANDSCAPE AREAS, HIGHER PERCENTAGE TURF AREAS, INEFFICIENT DESIGN OF IRRIGATION SYSTEM, OR INEFFICIENT OPERATION OF IRRIGATION SYSTEM MAY RESULT IN HOMEOWNER INCURRING ADDITIONAL BILLING CHARGES AND/OR SECONDARY WATER SERVICE BEING SHUT OFF. PLEASE CONTACT THE DISTRICT FOR MORE INFORMATION AT 801-771-1677.
- FOR LOTS LARGER THAN 0.25 ACRES, WEBER BASIN WATER CONSERVANCY DISTRICT HAS ALLOCATED SECONDARY WATER TO PARCELS BASED ON AN ANTICIPATED Hardscape AREA OF 0.00 ACRES AND THAT 1/3 OF THE LANDSCAPE IS PLANTED IN TURF AND 2/3 OF THE LANDSCAPE IS PLANTED IN LOW WATER USE PLATS. LARGER TOTAL LANDSCAPE AREAS, HIGHER PERCENTAGE TURF AREAS, INEFFICIENT DESIGN OF IRRIGATION SYSTEM, OR INEFFICIENT OPERATION OF IRRIGATION SYSTEM MAY RESULT IN HOMEOWNER INCURRING ADDITIONAL BILLING CHARGES AND/OR SECONDARY WATER SERVICE BEING SHUT OFF. PLEASE CONTACT THE DISTRICT FOR MORE INFORMATION AT 801-771-1677.

### VICINITY MAP

N.T.S.

UDOT ENTRY: 3396335 BK: 7793 PG: 1778

20' DRAINAGE ACCESS EASEMENT IN FAVOR OF THE HOA

20' PUBLIC UTILITY EASEMENT UDOT E: 3396336 BK: 7793 PG: 1780

0.32 acres 13910 sqft

FRONTAGE ROAD (PUBLIC - 50' ROW)

N148°53'0" E 432.14' 55.16'

6' PDE IN FAVOR OF THE HOA

88°46'49" E 392.09'

106 6106 sqft

MILLET, R ABRAHAM & EMILY L ENTRY: BLA 3399145 BK: 7800 PG: 342 (07-072-0028)

112 11521 sqft

107 5850 sqft

CUTLER, CHRISTOPHER A & HERMILA A - TRUSTEES ENTRY: 1302480 BK: 2092 PG: 51 (07-072-0019)

113 6246 sqft

114 5828 sqft

115 5828 sqft

116 5828 sqft

117 7094 sqft

118 5828 sqft

119 7094 sqft

120 8082 sqft

121 6783 sqft

122 7473 sqft

123 10277 sqft

124 11629 sqft

125 12907 sqft

400 WEST (PUBLIC - 60' ROW)

S89°51'23" E 497.27'

100 1.00'

101 5934 sqft

102 5839 sqft

103 8156 sqft

104 6478 sqft

105 5934 sqft

106 6106 sqft

107 5850 sqft

108 5847 sqft

109 7326 sqft

110 8013 sqft

111 7670 sqft

112 11521 sqft

113 6246 sqft

114 5828 sqft

115 5828 sqft

116 5828 sqft

117 7094 sqft

118 5828 sqft

119 7094 sqft

120 8082 sqft

121 6783 sqft

122 7473 sqft

123 10277 sqft

124 11629 sqft

125 12907 sqft

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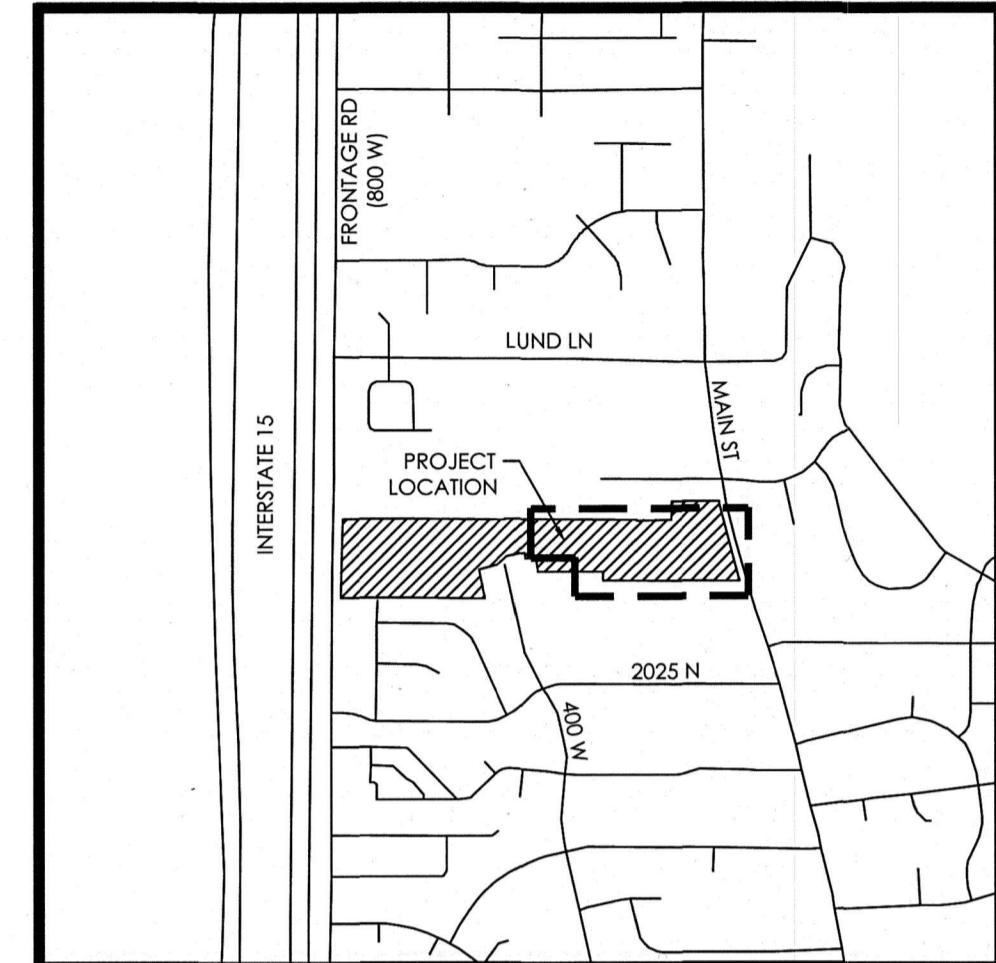
123 10277 sqft

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400 WEST (PUBLIC - 50' ROW)

S89°51'23" E 497.27'

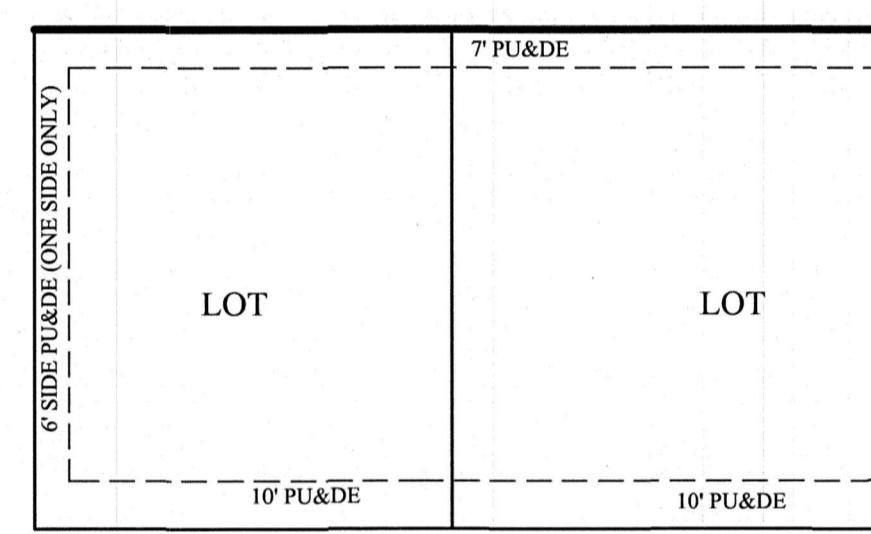
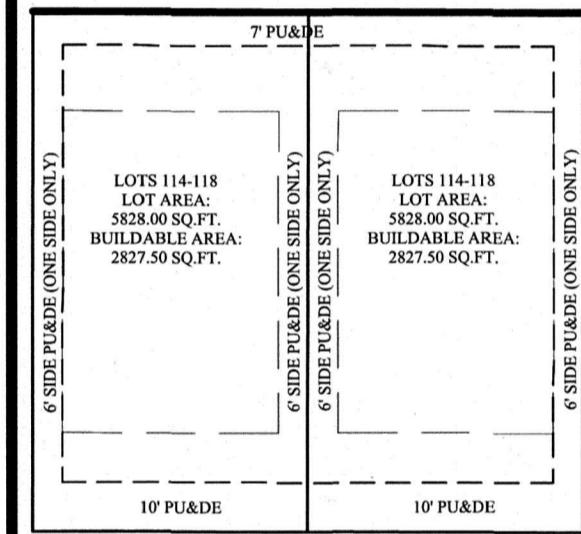


## LEGEND

— — — — —	BOUNDARY
— — — — —	SECTION LINE
— — — — —	EASEMENT
— — — — —	RIGHT-OF-WAY LINE
— — — — —	CENTERLINE
— — — — —	BUILDING SETBACK
— — — — —	EXISTING PROPERTY LINE
○	EXISTING STREET MONUMENT
◆	SECTION MONUMENT (FOUND)
◆	SECTION MONUMENT (CALCULATE)
■	STREET MONUMENT (TO BE SET)
●	BOUNDARY MARKERS
●	WITNESS MONUMENT (FOUND)
(B-M)	BOUNDARY TO MONUMENT
(XX)	STATE PLANE COORDINATE POINT

## VICINITY MAP

**N.T.S**



— — — — — 10' PU&DE

## TYPICAL PUE DETAILS

NOTES:

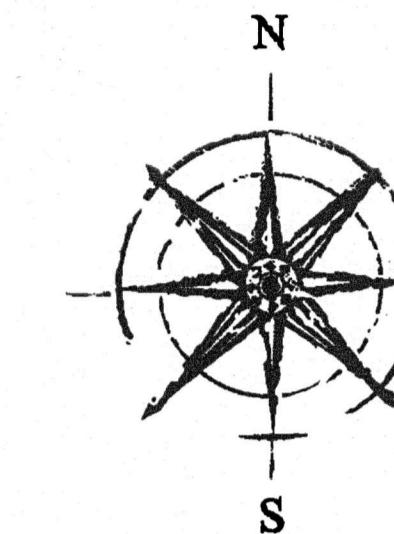
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CREATE NOR CONVEY ANY NEW EASEMENT RIGHTS. THE SUBDIVISION PROPERTY OWNER AND DEVELOPER DISPUTED  
THE EXISTENCE, LOCATION, WIDTH, LENGTH, AND SCOPE OF USE OF THE DISPUTED EASEMENTS, WHICH ARE SHOWN  
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UNLESS OTHERWISE NOTED
6. ALL REAR YARD EASEMENTS SHOWN ARE TYPICAL 7' WIDE PUBLIC UTILITY AND DRAINAGE EASEMENTS (PU & DE)  
UNLESS OTHERWISE NOTED
7. ALL FRONT YARD EASEMENTS SHOWN ARE TYPICAL 10' WIDE PUBLIC UTILITY AND DRAINAGE EASEMENTS (PU & DE)  
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9. THIS PROPERTY IS LOCATED WITHIN THE UNSHADED FEMA ZONE X
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11. RECORD OF SURVEY FILE NUMBER:7986
12. LOWEST FINISH FLOOR ELEVATIONS = 4228.50'

HOMEOWNERS ASSOCIATION:  
SUMMERHILL LANE HOMEOWNERS  
ASSOCIATION INC.  
111 S. FRONAGE ROAD,  
CENTERVILLE, UTAH 84014

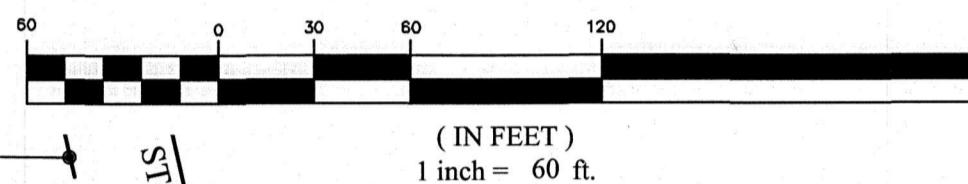
# SUMMERHILL LANE

## SUBDIVISION

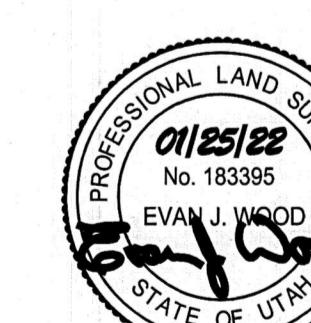
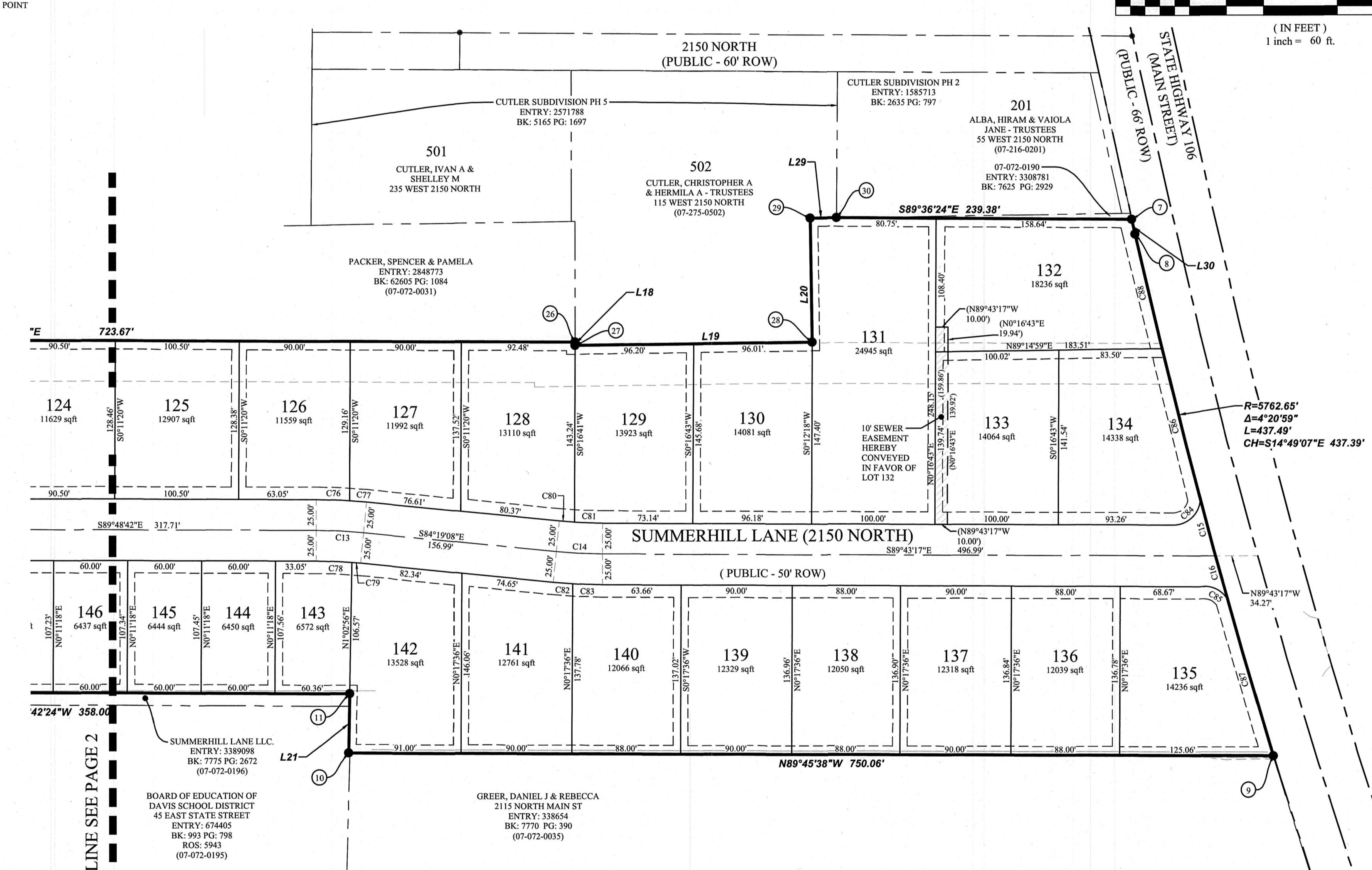
LOCATED IN THE SW 1/4 OF SECTION 31, T3N, R1  
SALT LAKE BASE & MERIDIAN  
CENTERVILLE CITY, DAVIS COUNTY, UTAH



## GRAPHIC SCALE

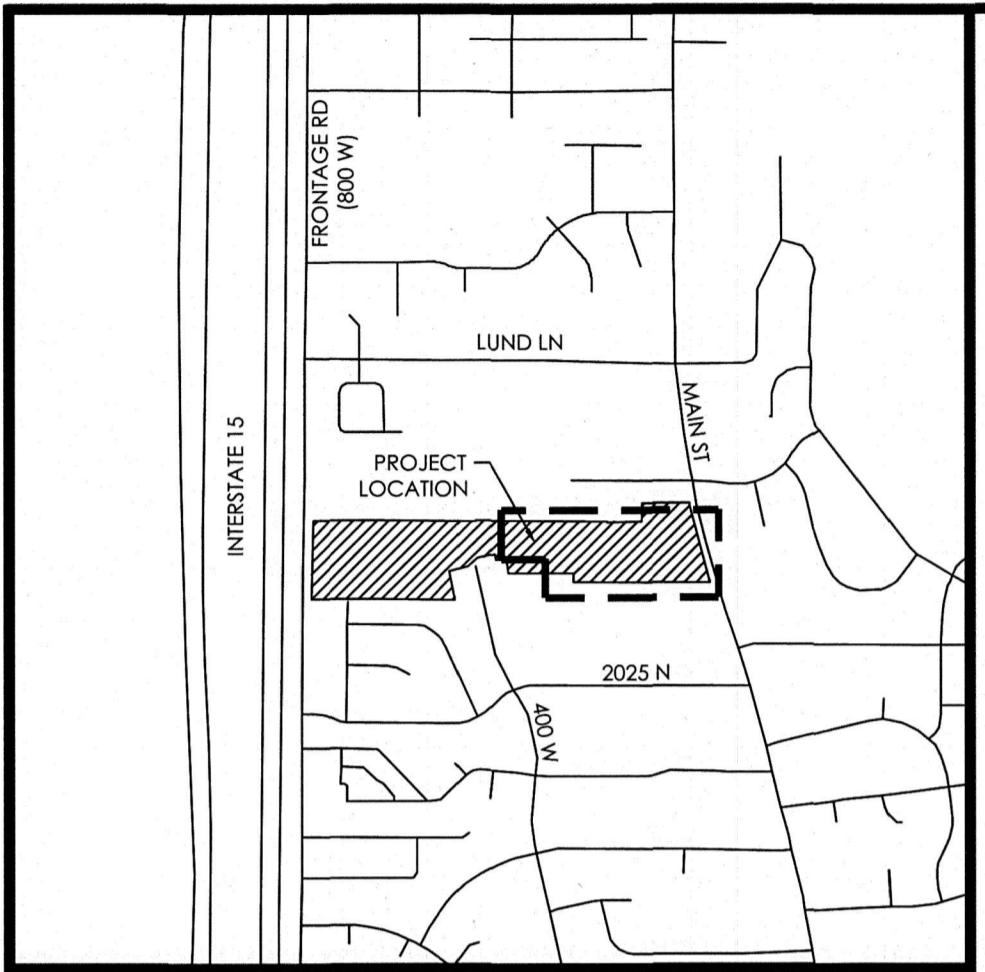


( IN FEET )  
1 inch = 60 ft.



COUNTY RECORDER

ENTRY NO. 3458399 FEE PAID \$332.00  
FILED FOR RECORD AND RECORDED THIS 22nd  
DAY OF February A.D. 2022 AT 9:59  
IN BOOK 7951 OF Page 570  
Richard Y. Maughan  
COUNTY RECORDER  
BY: Mike Somers DEPUTY



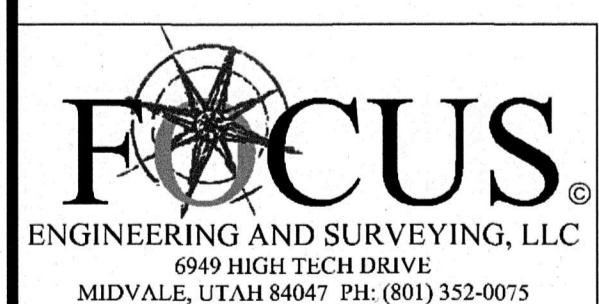
### VICINITY MAP

N.T.S.

NOTES:

1. #5 REBAR & CAP (FOCUS ENG) TO BE SET AT ALL LOT CORNERS. NAILS OR PLUGS TO BE SET IN TOP BACK OF CURB AT EXTENSION OF SIDE LOT LINES, IN LIEU OF REBAR AND CAPS AT FRONT LOT CORNERS.
2. A NOTICE OF CLAIM OF INTEREST WAS RECORDED IN THE DAVIS COUNTY RECORDER'S OFFICE ON MARCH 30, 2021 AS ENTRY 3365360, BOOK 727, PAGE 2144-2190, POTENTIALLY AFFECTING LOTS 120-134 AS MORE PARTICULARLY DESIGNATED ON THIS PLAT AS THE DISPUTED EASEMENT AREAS.
3. DISPUTED EASEMENT AREA 1 AND DISPUTED EASEMENT AREA 2 SHOWN ON THIS FINAL PLAT ILLUSTRATE CLAIMED EASEMENTS BY ADJACENT PROPERTY OWNERS, SPENCER AND PAMELA PACKER, AND ARE NOT INTENDED TO CREATE NOR CONVEY ANY NEW EASEMENT RIGHTS. THE SUBDIVISION PROPERTY OWNER AND DEVELOPER DISPUTE THE EXISTENCE, LOCATION, WIDTH, LENGTH, AND SCOPE OF USE OF THE DISPUTED EASEMENTS, WHICH ARE SHOWN WITH A FULL RESERVATION OF ALL RIGHTS, CLAIMS, AND DEFENSES. SEE NOTE 2 REGARDING NOTICE OF CLAIM OF INTEREST.
4. APPROVAL OF THIS DEVELOPMENT PLAT BY CENTERVILLE CITY DOES NOT CONSTITUTE ANY REPRESENTATION AS TO THE ADEQUACY OF SUB-SURFACE SOIL CONDITION NOR THE LOCATION OR DEPTH OF GROUNDWATER TABLES.
5. ALL SIDE YARD EASEMENTS SHOWN ARE TYPICAL 6' WIDE PUBLIC UTILITY AND DRAINAGE EASEMENTS (PU & DE) UNLESS OTHERWISE NOTED.
6. ALL REAR YARD EASEMENTS SHOWN ARE TYPICAL 7' WIDE PUBLIC UTILITY AND DRAINAGE EASEMENTS (PU & DE) UNLESS OTHERWISE NOTED.
7. ALL FRONT YARD EASEMENTS SHOWN ARE TYPICAL 10' WIDE PUBLIC UTILITY AND DRAINAGE EASEMENTS (PU & DE) UNLESS OTHERWISE NOTED.
8. PARCELS A, B, AND C WILL BE OWNED AND MAINTAINED BY THE HOA.
9. THIS PROPERTY IS LOCATED WITHIN THE UNSHADDED FEMA ZONE X
10. PDO ZONING WAS APPROVED BY CENTERVILLE CITY COUNCIL ON NOVEMBER 17, 2020 VIA ORDINANCE NO. 2020-13
11. RECORD OF SURVEY FILE NUMBER: 7986
12. LOWEST FINISH FLOOR ELEVATIONS = 4228.50'

HOMEOWNERS ASSOCIATION:  
SUMMERHILL LANE HOMEOWNERS  
ASSOCIATION INC.  
111 S. FRONTAGE ROAD,  
CENTERVILLE, UTAH 84014

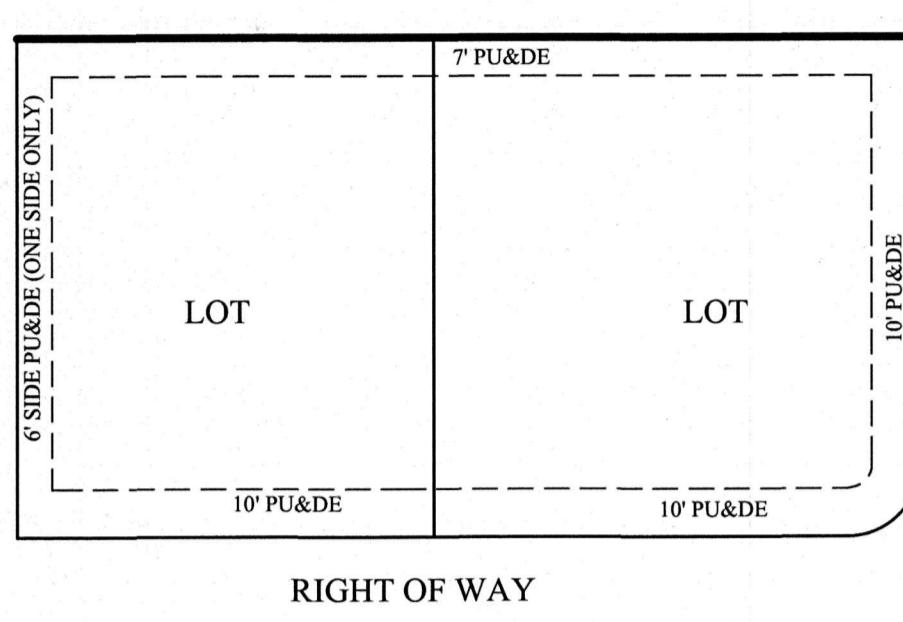
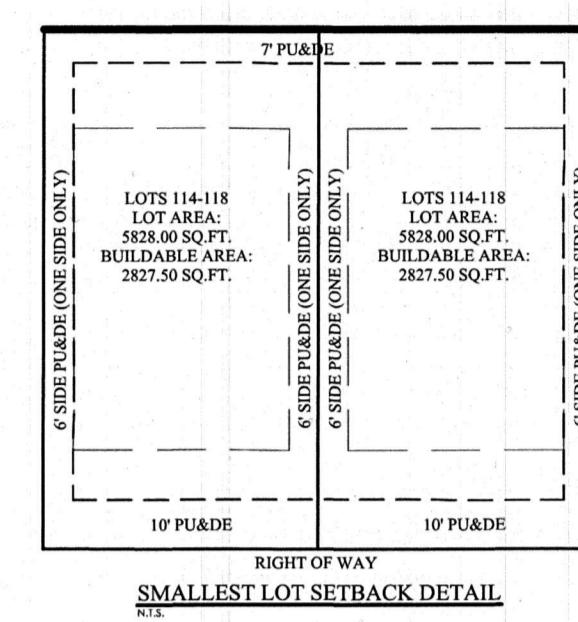
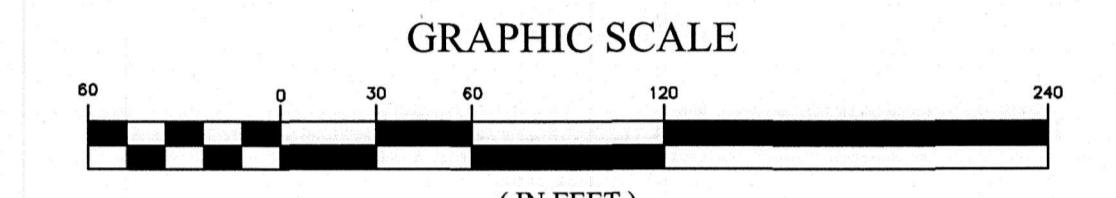


### LEGEND

- BOUNDARY
- SECTION LINE
- EASEMENT
- RIGHT-OF-WAY LINE
- CENTERLINE
- BUILDING SETBACK
- EXISTING PROPERTY LINE
- EXISTING STREET MONUMENT
- SECTION MONUMENT (FOUND)
- SECTION MONUMENT (CALCULATED)
- STREET MONUMENT (TO BE SET)
- BOUNDARY MARKERS
- WITNESS MONUMENT (FOUND)
- BOUNDARY TO MONUMENT
- STATE PLANE COORDINATE POINT
- (B-M)
- (X)

## SUMMERHILL LANE

SUBDIVISION  
LOCATED IN THE SW 1/4 OF SECTION 31, T3N, R1E,  
SALT LAKE BASE & MERIDIAN  
CENTERVILLE CITY, DAVIS COUNTY, UTAH



RIGHT OF WAY

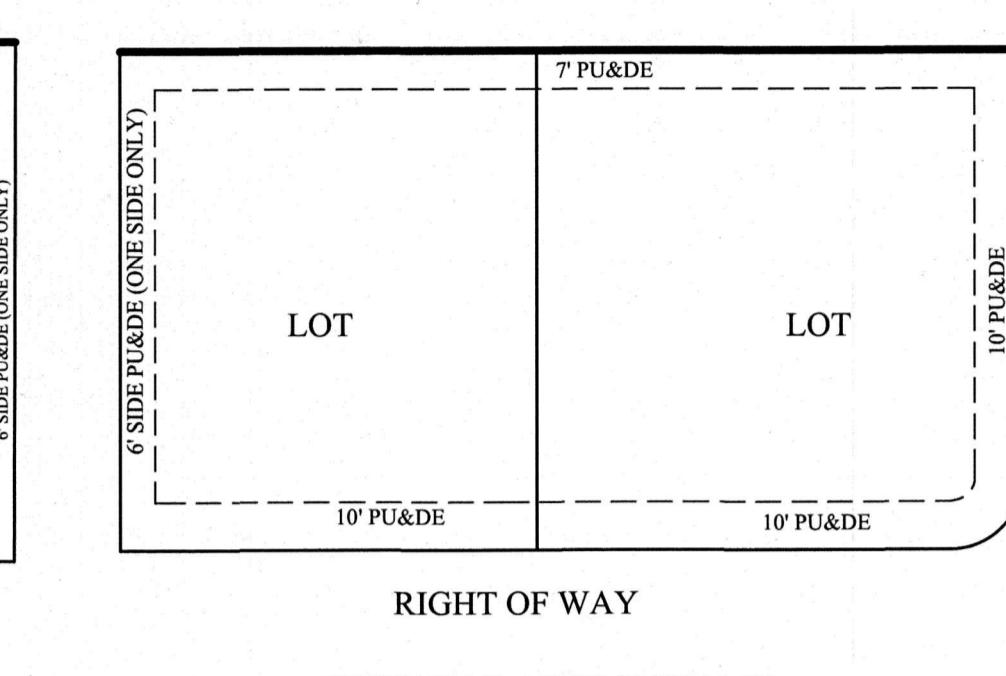
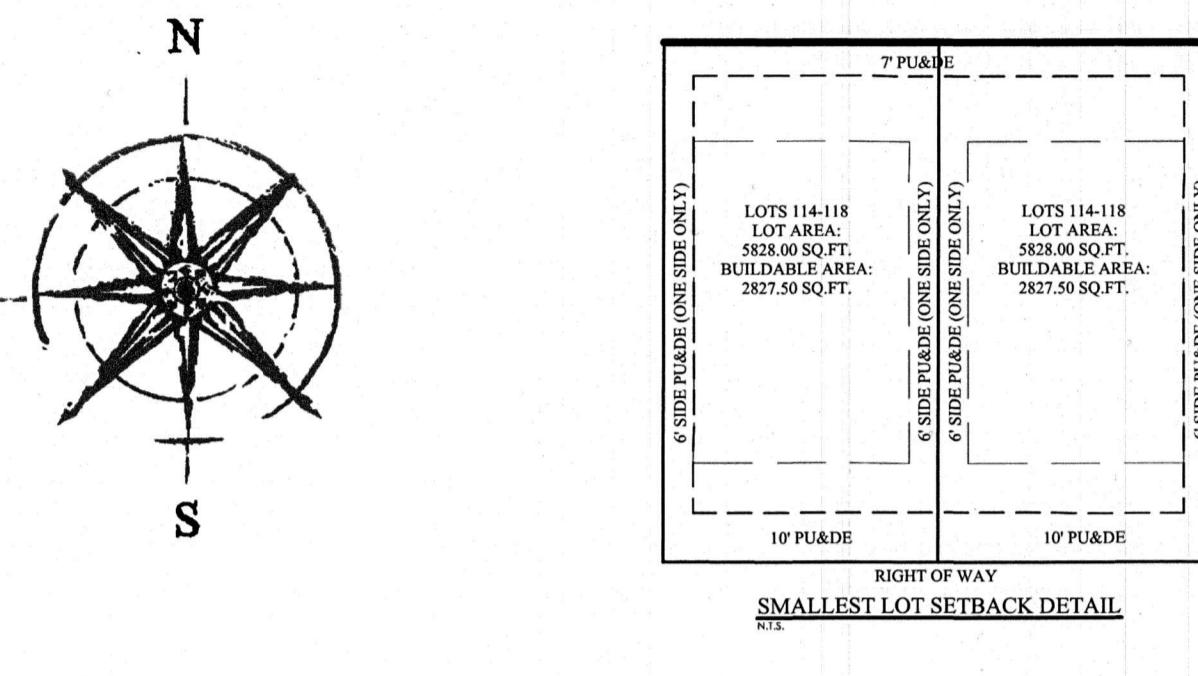
### TYPICAL PUE DETAIL

N.T.S.

Curve Table				
CURVE	RADIUS	DELTA	LENGTH	CHORD DIRECTION
C1	200.00	16°43'39"	58.39	S07°50'56"E
C2	200.00	16°43'39"	58.39	N07°50'56"W
C3	300.00	4°03'51"	21.28	S01°31'02"E
C4	250.00	8°07'08"	35.43	N00°30'37"E
C5	55.00	67°04'36"	64.39	N56°40'39"E
C6	55.00	67°04'16"	64.32	S56°38'29"W
C7	12.00	14°37'49"	31.92	N07°08'51"W
C8	250.00	14°27'46"	63.11	N07°13'53"W
C9	500.00	12°02'03"	105.02	S03°26'15"E
C10	50.00	1°01'03"	8.88	S11°57'47"E
C11	32.00	10°38'48"	59.46	N84°31'59"W
C12	32.00	10°36'07"	59.21	S84°30'39"W
C13	400.00	5°29'35"	38.35	N87°03'55"W
C14	400.00	5°24'09"	37.72	S87°01'13"E
C15	576.65	0°28'04"	47.05	N15°05'01"W
C16	576.65	0°21'54"	36.70	S15°30'00"E
C17	22.00	91°35'56"	35.17	S43°59'05"E
C18	20.00	88°24'04"	33.94	S46°00'55"W
C19	12.00	95°48'11"	20.06	N42°18'52"E
C20	12.00	90°17'56"	18.91	S44°38'05"E
C21	12.00	86°00'45"	18.01	S46°46'40"E
C22	12.00	89°42'04"	18.79	N45°21'55"E
C23	175.00	10°37'32"	32.45	N10°54'00"W
C24	225.00	3°43'19"	14.62	N14°21'06"W
C25	225.00	13°00'20"	51.07	S05°59'17"E
C26	15.00	76°39'27"	20.07	N37°48'50"W
C27	50.00	34°01'48"	29.70	N59°07'40"W
C28	50.00	166°53'59"	145.65	N41°20'14"E
C29	50.00	55°34'04"	48.63	N27°20'57"W
C30	175.00	4°49'48"	14.75	N01°54'01"W
C31	175.00	11°15'31"	36.34	S10°15'50"E
C32	225.00	12°26'28"	48.86	S09°59'32"E
C33	325.00	4°03'51"	23.05	S01°31'02"E
C34	225.00	8°07'08"	31.88	S00°30'37"E
C35	1025.00	0°09'33"	2.85	S04°29'24"W
C36	275.00	7°54'19"	37.94	N00°24'12"E
C37	275.00	4°03'51"	19.51	N01°31'02"W
C38	15.00	31°41'03"	8.29	S73°56'31"E
C39	50.00	56°57'37"	49.71	S86°34'49"E
C40	50.00	49°30'00"	43.20	N40°11'23"E
C41	50.00	20°08'58"	17.58	N05°21'54"E
C42	15.00	27°50'56"	7.29	N09°12'53"E
C43	30.00	67°04'36"	35.12	N56°40'39"E
C44	15.00	32°12'15"	8.43	S07°02'14"W

Curve Table				
CURVE	RADIUS	DELTA	LENGTH	CHORD DIRECTION
C90	1000.00	0°03'08"	0.91	S04°32'37"W
C91	295.00	3°09'25"	16.25	N88°14'00"W
C92	295.00	10°44'15"	55.28	S88°34'43"E

Easement Line Table		
LINE	DIRECTION	LENGTH
(L31)	N88°41'55"E	5.32
(L32)	S19°57'08"E	6.00
(L33)	N04°38'17"E	20.01
(L34)	N70°02'52"E	63.78
(L35)	S70°02'52"W	65.53
(L36)	S86°49'18"E	70.88
(L37)	N86°49'18"W	69.79
(L38)	N26°43'18"W	32.84
(L39)	N26°43'18"W	29.86



RIGHT OF WAY

### COUNTY RECORDER

ENTRY NO. 3455399 FEE PAID *133.20*  
FILED FOR RECORD AND RECORDED THIS *22nd*  
DAY OF *February* A.D. 2022 AT *9:59*  
IN BOOK *2951* OF *Page 520*  
Richard J. Mawson  
COUNTY RECORDER  
BY: *Bailey Johnson* DEPUTY