

15-201



PORTER SEVEN SUBDIVISION

A PART OF LOT 2, BLOCK 30, PLAT A,
OGDEN CITY SURVEY, WEBER COUNTY, UTAH
JUNE 2026

SEE 26

EXISTING HOUSE

SURVEYORS CERTIFICATE

I, BRIAN A. LINAM, A LICENSED PROFESSIONAL LAND SURVEYOR, AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH IN ACCORDANCE WITH TITLE 58, CHAPTER 22 AND HOLDING LICENSE NUMBER 7240631, DO HEREBY CERTIFY THAT A SURVEY OF THIS PLAT OF PORTER SEVEN SUBDIVISION IN OGDEN CITY, WEBER COUNTY, UTAH HAS BEEN MADE BY ME OR UNDER MY DIRECTION IN ACCORDANCE WITH SECTION 17-23-17 AND HAS BEEN CORRECTLY DRAWN TO THE DESIGNATED SCALE AND IS A TRUE AND CORRECT REPRESENTATION OF THE FOLLOWING DESCRIPTION OF LANDS INCLUDED IN SAID SUBDIVISION BASED ON DATA COMPILED FROM THE RECORDS IN THE WEBER COUNTY RECORDERS OFFICE AND OF A SURVEY MADE ON THE GROUND.

SIGNED THIS 8TH DAY OF JUNE, 2026.



FOUND OGDEN CITY SURVEY CENTERLINE MONUMENT (BRASS CAP IN RING AND COVER) AT INTERSECTION OF JEFFERSON AVENUE AND 24TH STREET

SEE 26

SEE 26

01-137
(01-026-0009)
TU:521

PORTER AVENUE

24TH STREET

EXISTING MOUNTAIN STATES TELEPHONE & TELEGRAPH COMPANY EASEMENT

FOUND OGDEN CITY SURVEY CENTERLINE MONUMENT (BRASS CAP IN RING AND COVER) AT INTERSECTION OF ADAMS AVENUE AND 24TH STREET

LEGEND

- SUBDIVISION BOUNDARY LINE
- LOT LINE
- 10' WIDE MUNICIPAL UTILITY EASEMENT (MUE) UNLESS OTHERWISE SPECIFIED
- EXISTING PROPERTY LINES
- BUILDING SETBACK LINES
- CENTER LINE
- FOUND STREET MONUMENT
- REBAR FOUND
- REBAR SET
- FOUND NAIL PROPERTY MARKER

GENERAL NOTES

- 10' MUNICIPAL UTILITY EASEMENT (MUE) EACH SIDE OF THE PROPERTY LINE AS INDICATED BY DASHED LINES, EXCEPT AS OTHERWISE SHOWN.
- SETBACK LINES ARE SHOWN FOR GENERAL REFERENCE PURPOSES ONLY. ACTUAL SETBACKS WILL BE BASED ON OGDEN CITY ORDINANCES IN EFFECT AT THE TIME A BUILDING PERMIT IS ISSUED.

BOUNDARY DESCRIPTION

A TRACT OF LAND BEING PART OF LOT 2 OF BLOCK 30, PLAT "A", OGDEN CITY SURVEY, WEBER COUNTY, UTAH, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF 24TH STREET AND THE SOUTHEAST CORNER OF TOWNS AT 24TH, RECORDED JUNE 26, 2023 AS ENTRY NO. 3288320 IN BOOK 95 AT PAGE 85 AT THE OFFICE OF THE WEBER COUNTY RECORDER, SAID POINT ALSO BEING NORTH 88°41'16" WEST 245.97 FEET ALONG THE MONUMENT LINE AND NORTH 01°18'44" EAST 49.50 FEET FROM THE STREET MONUMENT MARKING THE SOUTHEAST CORNER OF SAID BLOCK 30, AND RUNNING THENCE NORTH 01°18'44" EAST 235.68 FEET ALONG THE EASTERLY LINE OF SAID TOWN AT 24TH; THENCE SOUTH 88°41'16" EAST 63.50 FEET; THENCE SOUTH 01°18'44" WEST 235.68 FEET TO A POINT ON SAID NORTHERLY RIGHT OF WAY LINE; THENCE NORTH 88°41'16" WEST 63.50 FEET ALONG SAID NORTHERLY RIGHT OF WAY LINE TO THE POINT OF BEGINNING.
CONTAINS 14,968 SQ FT OR 0.344 ACRES, MORE OR LESS AND 7 LOTS.

OWNERS DEDICATION

THE UNDERSIGNED OWNERS OF THE HEREON DESCRIBED TRACT OF LAND HEREBY SET APART AND SUBDIVIDE THE SAME TRACT INTO LOTS AS SHOWN ON THIS PLAT, AND ASSIGN THE LANDS INCLUDED IN THIS PLAT THE NAME OF PORTER SEVEN SUBDIVISION, AND HEREBY DEDICATE, GRANT AND CONVEY TO OGDEN CITY ALL THOSE PORTIONS DESIGNATED HEREON AS STREETS AND PUBLIC RIGHTS-OF-WAY, THE SAME TO BE USED AS PUBLIC THOROUGHFARES FOREVER, AND FURTHER DEDICATE, GRANT AND CONVEY TO OGDEN CITY THOSE CERTAIN STRIPS DESIGNATED HEREON AS MUNICIPAL UTILITY EASEMENTS (MUE), THE SAME TO BE USED FOR DRAINAGE PURPOSES AND THE INSTALLATION, MAINTENANCE, AND OPERATION OF PUBLIC UTILITIES AS MAY BE AUTHORIZED BY OGDEN CITY WITH NO BUILDINGS OR STRUCTURES BEING ERRECTED WITHIN SUCH EASEMENTS.

SIGNED THIS 22nd DAY OF June, 2026.

Blake Anderson

CORPORATE ACKNOWLEDGEMENT

STATE OF UTAH)
COUNTY OF WEBER)

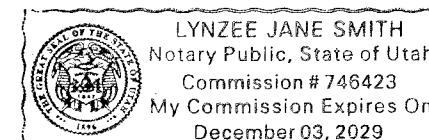
ON THE 22nd DAY OF June, 2026, BLAKE ANDERSON PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR SAID STATE AND COUNTY, AND AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT HE IS THE OWNER OF COMPANY, A UTAH CORPORATION, AND THAT HE SIGNED THE OWNERS DEDICATION FREELY, VOLUNTARILY AND FOR THE PURPOSES THEREIN MENTIONED.

MY COMMISSION NUMBER: 746423

PRINT NAME: Lynzee Smith

MY COMMISSION EXPIRES: December, 2029.

NOTARY PUBLIC (SIGNATURE)



PREPARED BY:



WASATCH CIVIL
CONSULTING ENGINEERING
1150 DEPT DRIVE, SUITE 225, OGDEN, UT 84404
(801) 775-9191 WASATCHCIVIL.COM

OGDEN CITY ATTORNEY'S OFFICE

APPROVED BY THE OGDEN CITY ATTORNEY'S OFFICE
THIS 30th DAY OF June, 2026

James Thomas
OGDEN CITY ATTORNEY

OGDEN CITY ENGINEER

I HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE MINIMUM CONDITIONS OF THE OGDEN CITY ORDINANCES THIS OFFICE IS REQUIRED TO REVIEW AND APPROVE.
SIGNED THIS 30th DAY OF June, 2026.

T. N. H.
OGDEN CITY ENGINEER

OGDEN CITY COMMUNITY AND ECONOMIC DEVELOPMENT DEPARTMENT

I HEREBY CERTIFY THAT THIS PLAT COMPLIES WITH THE MINIMUM REQUIREMENTS OF THE SUBDIVISION ORDINANCE OF OGDEN CITY, AND CONFORMS WITH THE APPROVED PRELIMINARY PLAT, AS REVIEWED AND APPROVED BY THE MAYOR OF OGDEN CITY.

SIGNED THIS 25th DAY OF June, 2026.

Beth Braily
MANAGER, PLANNING DIVISION

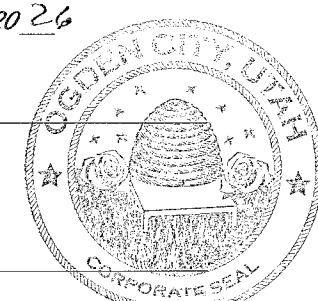
OGDEN CITY APPROVAL

THIS PLAT AND ANY DEDICATIONS OFFERED HEREIN ARE APPROVED AND ACCEPTED BY THE MAYOR OF OGDEN CITY

THIS 1st DAY OF July, 2026

B. K. V.
BENJAMIN K. NADOLSKI, MAYOR

ATTEST:
Darryl Hansen
CITY RECORDER



COUNTY RECORDER

ENTRY NO 3424354 FEE PAID \$169.00
RECORDED 06-JUL-2026
AT 1:22pm IN BOOK 102
OF OFFICIAL RECORDS, PAGE 51
FOR BLAKE ANDERSON
B. RAHMZADEGAN
COUNTY RECORDER
BY: BROOK THOMPSON
DEPUTY

102-51