

NOTES

- (1) - U & L.D. INDICATES, UTILITY & LAND DRAINAGE EASEMENT.
- (2) - (R) INDICATES, A RADIAL BEARING
- (3) - ALL LOT LOT LINES ARE RADIAL UNLESS OTHERWISE NOTED.
- (4) - 8' U&L.D. EASEMENTS ON ALL REAR LOT LINES
- (5) - 8' U&L.D. EASEMENTS ON ALL FRONT LOT LINES
- (6) - SIDE YARD U&L.D. EASEMENTS ARE AS SHOWN.

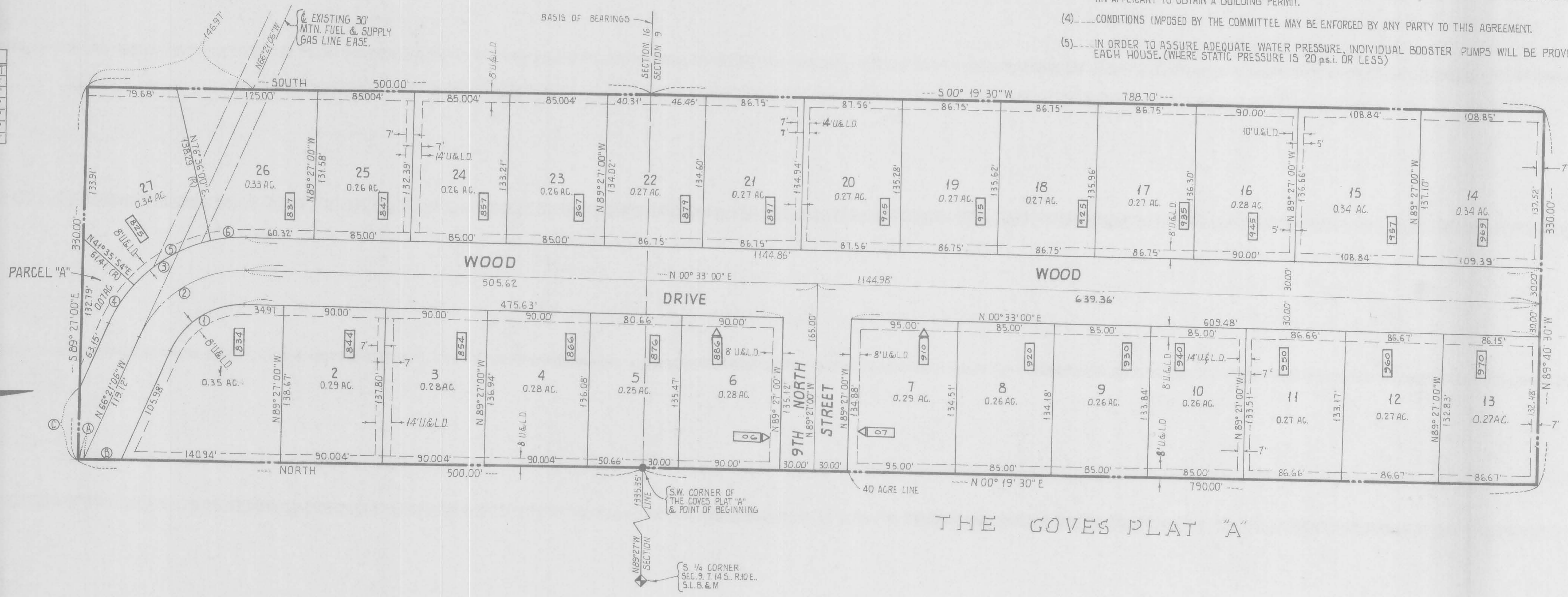
STATE OF UTAH
 COUNTY OF CARBON
 Entry No. 148607
 Indexed
 Abstracted
 Rec. Fee 113.50
 JOSEPH C. LERVITT
 MAR 9 12 07 PM '78
 BOOK 3 PLATS
 PAGE 183

"The Coves-Plat C"

A SUBDIVISION OF PART OF SECTIONS 9 & 16,
 T. 14 S., R. 10 E., S. L. B. & M., U.S. SURVEY, FEBRUARY, 1978
 PRICE CITY, CARBON COUNTY, UTAH

- NOTES: APPLICATION FOR BUILDING PERMITS
- (1) BUILDING PERMITS SHALL BE OBTAINED ONLY AFTER APPROVAL BY THE REVIEW COMMITTEE, HEREINAFTER CALLED THE "COMMITTEE", WHICH COMMITTEE IS COMPOSED OF THE PRICE CITY ENGINEER, THE CHAIRMAN OF THE PRICE CITY PLANNING COMMISSION, AND A TECHNICAL STAFF MEMBER AS DESIGNATED BY THE PLANNING COMMISSION.
 - (2) ANY ONE REQUESTING REVIEW OF THE COMMITTEE SHALL SUBMIT THE FOLLOWING: (a) A SOILS ENGINEERING ANALYSIS PREPARED BY A QUALIFIED SOILS ENGINEER, WHICH ANALYSIS SHALL DESCRIBE POTENTIAL, AS WELL AS REAL HAZARDS ASSOCIATED WITH CONSTRUCTION ON THE SITE (i.e. EROSION, SWELL-SHRINK, BEARING CAPACITY ETC.) AND A DESCRIPTION OF METHODS WHICH SHOULD BE TAKEN TO MITIGATE ADVERSE CONDITIONS ASSOCIATED WITH SOILS ON THE SITE. (b) AN ARCHITECTURAL PLAN SHOWING METHOD OF CONSTRUCTION OF THE HOUSE. (c) A LANDSCAPE PLAN.
 - (3) THE COMMITTEE MAY IMPOSE REASONABLE CONDITIONS AS A PREREQUISITE TO GRANTING APPROVAL AUTHORIZING AN APPLICANT TO OBTAIN A BUILDING PERMIT.
 - (4) CONDITIONS IMPOSED BY THE COMMITTEE MAY BE ENFORCED BY ANY PARTY TO THIS AGREEMENT.
 - (5) IN ORDER TO ASSURE ADEQUATE WATER PRESSURE, INDIVIDUAL BOOSTER PUMPS WILL BE PROVIDED FOR EACH HOUSE. (WHERE STATIC PRESSURE IS 20 PSI. OR LESS)

183



DEDICATION

we by these presents that we the undersigned owners of the above described tract of land, having caused the same to be surveyed and divided into lots and streets to hereafter be known as "The Coves-Plat C", and do hereby dedicate for perpetual use of the City of Price such parcels of land shown on this plat as intended for streets, and convey to Price City such indicated streets, easements or other incumbrances on the dedicated streets as shown on this plat, and do further dedicate the easements as shown. In witness whereof we have hereunto set our hands this 8th day of February 1978

SURVEYOR'S CERTIFICATE

I, Jim J. Byrd, a Registered Professional Engineer and Land Surveyor, holding Certificate No. 3567, as prescribed by the State of Utah, do hereby certify that by authority of the owners I have made a survey of the tract of land shown on this plat and described herewith, and have subdivided said tract of land into lots and streets to be known as "The Coves Plat C" and that the same has been surveyed and will be staked on the ground as shown on this plat.
 Signed on this 8th day of February 1978.
 Jim J. Byrd

PLANNING COMMISSION

Approved this 2nd day of Feb 1978, by the Price City Planning Commission.
 Chairman

CITY ATTORNEY

I have examined the proposed plat of "The Coves", and in my opinion it conforms with the City's ordinances applicable thereto and now in force and effect.
 4-11-78
 DATE CITY ATTORNEY