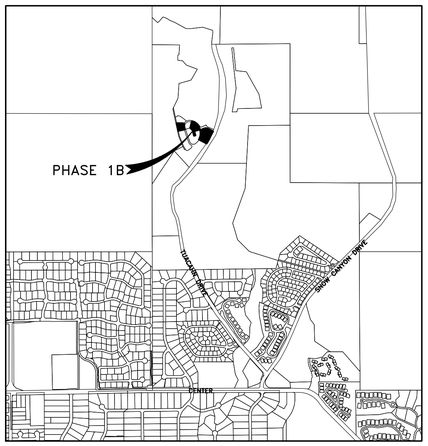
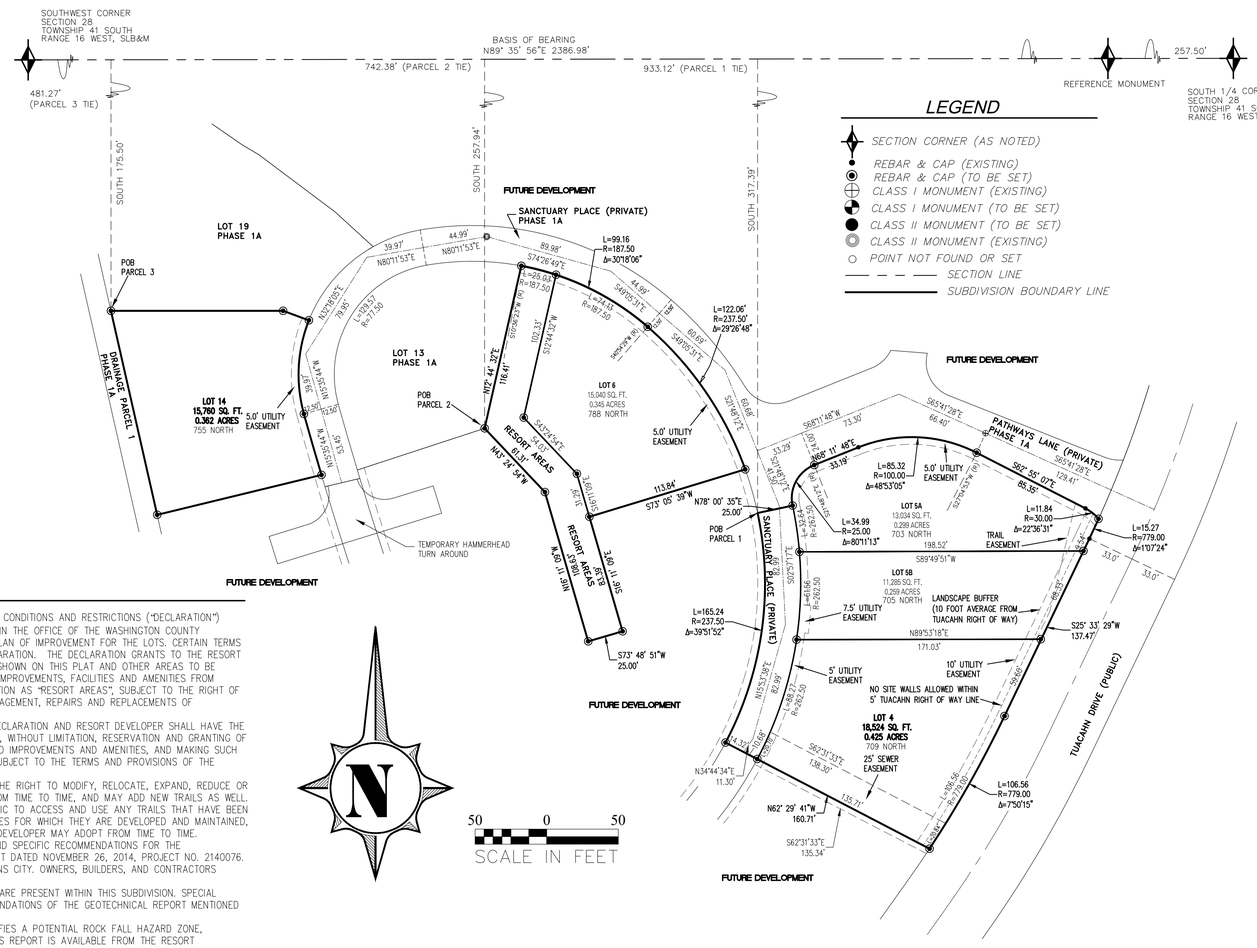


VICINITY MAP

NO SCALE



LEGEND

- SECTION CORNER (AS NOTED)
- REBAR & CAP (EXISTING)
- REBAR & CAP (TO BE SET)
- CLASS I MONUMENT (EXISTING)
- CLASS I MONUMENT (TO BE SET)
- CLASS II MONUMENT (TO BE SET)
- CLASS II MONUMENT (EXISTING)
- POINT NOT FOUND OR SET
- SECTION LINE
- SUBDIVISION BOUNDARY LINE

N

50 0 50

SCALE IN FEET

NOTES:

1. THE LOTS ON THIS PLAT ("LOTS") WILL BE ENCUMBERED BY A DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS ("DECLARATION") EXECUTED BY PADRE CANYON RESORT, LC ("RESORT DEVELOPER") THAT WILL BE RECORDED IN THE OFFICE OF THE WASHINGTON COUNTY RECORDER. THE DECLARATION SETS FORTH THE EASEMENTS, RESTRICTIONS AND GENERAL PLAN OF IMPROVEMENT FOR THE LOTS. CERTAIN TERMS NOT OTHERWISE DEFINED IN THIS PLAT SHALL HAVE THE MEANINGS SET FORTH IN THE DECLARATION. THE DECLARATION GRANTS TO THE RESORT DEVELOPER AND ALL SUBSEQUENT OWNERS OF THE LOTS EASEMENTS OVER RESORT AREAS SHOWN ON THIS PLAT AND OTHER AREAS TO BE CREATED IN THE FUTURE, AND GRANTS TO LOT OWNERS THE RIGHT TO USE CERTAIN LAND, IMPROVEMENTS, FACILITIES AND AMENITIES FROM TIME-TO-TIME LOCATED IN THE PORTIONS OF THE RESORT DESIGNATED AS IN THE DECLARATION AS "RESORT AREAS", SUBJECT TO THE RIGHT OF THE RESORT DEVELOPER TO LEVY ASSESSMENTS AGAINST THE LOTS FOR MAINTENANCE, MANAGEMENT, REPAIRS AND REPLACEMENTS OF IMPROVEMENTS TO THE RESORT AREAS.
2. THE PROPERTY IS SUBJECT TO THE RIGHTS OF RESORT DEVELOPER AS DESCRIBED IN THE DECLARATION AND RESORT DEVELOPER SHALL HAVE THE RIGHT TO EXERCISE ANY APPLICABLE RIGHTS PROVIDED FOR IN THE DECLARATION, INCLUDING, WITHOUT LIMITATION, RESERVATION AND GRANTING OF CERTAIN EASEMENTS, REDUCING, EXPANDING OR RELOCATING THE RESORT AREA AND RELATED IMPROVEMENTS AND AMENITIES, AND MAKING SUCH OTHER DEVELOPMENT DECISIONS AND CHANGES AS RESORT DEVELOPER SHALL DETERMINE, SUBJECT TO THE TERMS AND PROVISIONS OF THE DECLARATION.
3. TRAILS CROSS THROUGH PORTIONS OF THE PROPERTY. RESORT DEVELOPER SHALL HAVE THE RIGHT TO MODIFY, RELOCATE, EXPAND, REDUCE OR ELIMINATE THE LOCATION AND CONFIGURATION OF ANY TRAILS AS SHOWN ON THIS PLAT FROM TIME TO TIME, AND MAY ADD NEW TRAILS AS WELL. RESORT DEVELOPER RESERVES THE RIGHT TO GRANT EASEMENTS TO MEMBERS OF THE PUBLIC TO ACCESS AND USE ANY TRAILS THAT HAVE BEEN OR MAY BE CONSTRUCTED IN THE FUTURE ON OPEN SPACE PARCELS FOR THE PURPOSES FOR WHICH THEY ARE DEVELOPED AND MAINTAINED, SUBJECT TO REASONABLE, NON-DISCRIMINATORY RULES AND REGULATIONS AS THE RESORT DEVELOPER MAY ADOPT FROM TIME TO TIME.
3. A GEOTECHNICAL INVESTIGATION WAS PERFORMED BY AGEC. THE INVESTIGATION RESULTS AND SPECIFIC RECOMMENDATIONS FOR THE CONSTRUCTION OF FOUNDATIONS, FLOOR SLABS, AND FLAT WORK ARE COMPILED IN A REPORT DATED NOVEMBER 26, 2014, PROJECT NO. 2140076. THIS REPORT IS AVAILABLE FROM THE RESORT DEVELOPER AND A COPY IS ON FILE WITH IVINS CITY. OWNERS, BUILDERS, AND CONTRACTORS SHOULD BECOME FAMILIAR WITH THIS REPORT AND COMPLY WITH ITS RECOMMENDATIONS.
4. THE GEOTECHNICAL INVESTIGATION IDENTIFIED THAT SLIGHTLY TO HIGHLY COLLAPSIBLE SOILS ARE PRESENT WITHIN THIS SUBDIVISION. SPECIAL CONSIDERATION TO DESIGN OF STRUCTURE FOUNDATIONS IS REQUIRED AS PER THE RECOMMENDATIONS OF THE GEOTECHNICAL REPORT MENTIONED ABOVE.
5. A ROCK FALL HAZARD INVESTIGATION WAS PERFORMED BY AGEC. THE INVESTIGATION IDENTIFIES A POTENTIAL ROCK FALL HAZARD ZONE, SPECIFICS CAN BE FOUND IN A REPORT DATED MARCH 10, 2014, PROJECT NO. 2140075. THIS REPORT IS AVAILABLE FROM THE RESORT DEVELOPER AND A COPY IS ON FILE WITH IVINS CITY. OWNERS, BUILDERS, AND CONTRACTORS SHOULD BECOME FAMILIAR WITH THIS REPORT AND COMPLY WITH ITS RECOMMENDATIONS.
6. ALL LOTS ARE SUBJECT TO A 5-FOOT WIDE PUBLIC UTILITY AND DRAINAGE EASEMENT ALONG THE FRONT LOT LINE.
7. ALL LOTS IN THIS SUBDIVISION ARE SUBJECT TO A 20 FOOT BUILDING SETBACK ALONG ALL PUBLIC AND PRIVATE STREETS, AND A 10 FOOT SETBACK ON ALL INTERIOR SIDE YARDS AND REAR YARDS UNLESS OTHERWISE NOTED.
8. ALL LOTS IN THIS SUBDIVISION ARE SUBJECT TO A 30 FOOT BUILDING SETBACK ALONG ALL EXTERIOR LOT LINES UNLESS OTHERWISE NOTED.
9. ALL LOTS ON THIS PLAT CONTAIN AN ELEVEN (11) FOOT EASEMENT FOR PARKING ALONG THE FRONTAGE OF THE LOT IN FAVOR OF THE RESORT DEVELOPER. RESORT DEVELOPER SHALL HAVE THE RIGHT TO MODIFY, RELOCATE, EXPAND, REDUCE OR ELIMINATE THE LOCATION AND CONFIGURATION OF ANY PARKING WITHIN THIS EASEMENT. RESORT DEVELOPER RESERVES THE RIGHT TO GRANT EASEMENTS TO MEMBERS OF THE PUBLIC TO ACCESS AND USE ANY PARKING WITHIN THIS EASEMENT.
10. LOTS 5A AND 5B HAVE A ZERO (0) FOOT BUILDING SETBACK ALONG THEIR SHARED LOT LINE. ALL OTHER BUILDING SETBACKS ARE AS NOTED.
11. DIMENSIONS SHOWN TAKE PRECEDENCE OVER SCALE.
12. ALL COORDINATES LISTED ARE UTAH SOUTH ZONE NAD 83 STATE PLANE (GRID) COORDINATES.
13. ALL BEARINGS ARE DERIVED FROM THE BASIS OF BEARING SHOWN HEREON.
14. ALL DISTANCES LISTED ARE GROUND DISTANCES AND ARE TRUE REPRESENTATION OF MONUMENTS AND IMPROVEMENTS PLACED OR TO BE PLACED ON THE GROUND UNLESS OTHERWISE NOTED.
15. LANDSCAPING DESIGN, MAINTENANCE, AND CONTROL WITHIN THE RESORT AREAS AND THE LANDSCAPED AREAS OF LOTS OUTSIDE OF THE VILLAS TO BE CONSTRUCTED ON THE LOTS, AS WELL PUBLIC RIGHTS-OF-WAY, IF ANY, ON THE PROPERTY SHALL BE THE SOLE RESPONSIBILITY OF THE RESORT DEVELOPER AND THE COST OF SUCH MAINTENANCE MAY BE ASSESSED TO LOT OWNERS.
16. ALL APPROVED SEWER MAINS AND MANHOLES WITHIN PUBLIC AND PRIVATE STREETS ARE PUBLIC AND SHALL BE MAINTAINED BY IVINS CITY UNLESS OTHERWISE NOTED. LATERALS ARE PRIVATE AND MAINTAINED BY THE RESORT DEVELOPER, AND THE COST OF SUCH MAINTENANCE MAY BE ASSESSED TO LOT OWNERS AS PROVIDED IN THE DECLARATION.
17. ALL APPROVED DRAINAGE IMPROVEMENTS LOCATED WITHIN PUBLIC STREETS AND SPECIFIED PUBLIC EASEMENTS ARE PUBLIC AND SHALL BE MAINTAINED BY IVINS CITY UNLESS OTHERWISE NOTED. DRAINAGE IMPROVEMENTS IN PRIVATE STREETS AND ACCESSES ARE PRIVATE AND SHALL BE MAINTAINED BY THE RESORT DEVELOPER AND THE COST OF SUCH MAINTENANCE MAY BE ASSESSED TO LOT OWNERS AS PROVIDED IN THE DECLARATION.
18. ALL APPROVED WATER IMPROVEMENTS ARE PUBLIC AND SHALL BE MAINTAINED BY IVINS CITY UP TO AND INCLUDING THE METER AND METER BOX, UNLESS OTHERWISE NOTED. ALL FIRE HYDRANTS AND THEIR APPURTENANCES WITHIN THIS SUBDIVISION ARE PUBLIC AND SHALL ALSO BE MAINTAINED BY IVINS CITY, UNLESS OTHERWISE NOTED.
19. THE RESORT DEVELOPER SHALL BE RESPONSIBLE FOR REPAIRING, RESTORING, OR REPLACING DRIVEWAYS, PARKING AREAS, LANDSCAPING, FENCES, STRUCTURES OR OTHER IMPROVEMENTS AS PROVIDED IN THE DECLARATION AND THE COST THEREOF MAY BE ASSESSED TO LOT OWNERS AS PROVIDED IN THE DECLARATION.
20. ALL STREETLIGHTS ON PRIVATE STREETS NOT MAINTAINED BY THE UTILITY PROVIDER SHALL BE MAINTAINED BY THE RESORT DEVELOPER. ALL STREETLIGHTS ON PUBLIC ROADS NOT MAINTAINED BY UTILITY PROVIDER SHALL BE MAINTAINED BY IVINS CITY.
21. ALL ACCESS DRIVES SHALL IMPLY AN UNDERLYING SUB-SURFACE UTILITY EASEMENT.
22. RESORT DEVELOPER IS RESPONSIBLE FOR ANY PAVER REPAIR REQUIRED BY IVINS CITY UTILITY WORK IN ACCESS DRIVES AT NO COST TO IVINS CITY.

LP ACKNOWLEDGEMENT

STATE OF UTAH }
COUNTY OF WASHINGTON } S.S.

ON THE_____DAY OF_____, 20___, PERSONALLY APPEARED BEFORE ME ALAN S LAYTON, WHO BEING BY ME DULY SWORN DID SAY THAT HE IS THE MANAGING PARTNER OF LESLIE & COMPANY LIMITED PARTNERSHIP, A UTAH LIMITED PARTNERSHIP, AND THAT HE EXECUTED THE FOREGOING CONSENT TO RECORD ON BEHALF OF SAID LIMITED PARTNERSHIP, BEING AUTHORIZED AND EMPOWERED TO DO SO AS THE MANAGING PARTNER, AND HE DID ACKNOWLEDGE TO ME THAT THE LIMITED PARTNERSHIP EXECUTED THE SAME FOR THE USES AND PURPOSES STATED THEREIN.

COMMISSION EXPIRES: _____

_____
NOTARY PUBLIC – WASHINGTON COUNTY

LLC ACKNOWLEDGEMENT

STATE OF UTAH }
COUNTY OF WASHINGTON } S.S.

ON THE_____DAY OF_____, 20___, PERSONALLY APPEARED BEFORE ME ALAN S LAYTON, WHO BEING BY ME DULY SWORN DID SAY THAT HE IS THE MANAGING MEMBER OF PADRE CANYON RESORT, LC, A UTAH LIMITED LIABILITY COMPANY, AND THAT HE EXECUTED THE FOREGOING CONSENT TO RECORD ON BEHALF OF SAID LIMITED LIABILITY COMPANY, BEING AUTHORIZED AND EMPOWERED TO DO SO AS THE MANAGING MEMBER, AND HE DID ACKNOWLEDGE TO ME THAT THE LIMITED LIABILITY COMPANY EXECUTED THE SAME FOR THE USES AND PURPOSES STATED THEREIN.

COMMISSION EXPIRES: _____

_____
NOTARY PUBLIC – WASHINGTON COUNTY

SURVEYOR'S CERTIFICATE

I, KEVAN BUNDY, DO HEREBY CERTIFY THAT I AM A LICENSED LAND SURVEYOR AND THAT I HOLD CERTIFICATE OF REGISTRATION NUMBER (LICENSE NO.) 177128, AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNER'S I HAVE SUPERVISED A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED BELOW TO BE HEREAFTER KNOWN AS:

"SENTIERRE PADRE CANYON PHASE 1B"

AND THAT SAID TRACT OF LAND HAS BEEN SUBDIVIDED INTO LOTS AND COMMON AREAS (INCLUDING PRIVATE ROADS) AS SHOWN ON THIS PLAT. SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PROFESSIONAL LAND SURVEYOR
No.177128
KEVAN L.
BUNDY
STATE OF UTAH

BOUNDARY DESCRIPTION

PARCELS OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 41 SOUTH, RANGE 16 WEST, SALT LAKE BASE AND MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL 1
BEGINNING AT A POINT ON THE SOUTHERLY BOUNDARY LINE OF "SENTIERRE PADRE CANYON PHASE 1A -AMENDED", SAID POINT BEING NORTH 89° 35' 56"EAST 933.12 FEET ALONG THE SECTION LINE AND SOUTH 317.39 FEET FROM THE NORTHWEST CORNER OF SECTION 33 TOWNSHIP 41 SOUTH, RANGE 16 WEST, SALT LAKE BASE & MERIDIAN AND RUNNING THENCE ALONG SAID BOUNDARY LINE IN THE FOLLOWING SIX COURSES: NORTH 78°00'35"EAST 25.00 FEET TO BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 80°11'13", HAVING A RADIUS OF 25.00 FEET (RADIUS POINT BEARS NORTH 78°00'35" EAST), AND WHOSE CHORD BEARS NORTH 28°06'11" EAST 32.20 FEET; THENCE ALONG THE ARC OF SAID CURVE 34.99 FEET; THENCE NORTH 68°11'48" EAST 33.19 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 48°53'05", HAVING A RADIUS OF 100.00 FEET (RADIUS POINT BEARS SOUTH 21°48'12" EAST), AND WHOSE CHORD BEARS SOUTH 87°21'40" EAST 82.76 FEET; THENCE ALONG THE ARC OF SAID CURVE 85.32 FEET; THENCE SOUTH 62°55'07" EAST 85.35 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 22°36'31", HAVING A RADIUS OF 30.00 FEET (RADIUS POINT BEARS SOUTH 27°04'53" WEST), AND WHOSE CHORD BEARS SOUTH 51°36'52" EAST 11.73 FEET; THENCE ALONG THE ARC OF SAID CURVE 11.84 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF "TUACAHN DRIVE" PUBLIC ROADWAY, SAID POINT ALSO BEING AT THE BEGINNING OF A NON-TANGENT CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 1°07'24", HAVING A RADIUS OF 779.00 FEET (RADIUS POINT BEARS NORTH 65°33'55"WEST), AND WHOSE CHORD BEARS NORTH 24°59'47"WEST 15.27 FEET; THENCE ALONG SAID RIGHT-OF-WAY LINE IN THE FOLLOWING THREE COURSES: SOUTHWESTERLY ALONG THE ARC OF SAID CURVE 15.27 FEET; THENCE SOUTH 25°33'29"WEST 137.47 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 7°50'15"; HAVING A RADIUS OF 779.00 FEET (RADIUS POINT BEARS NORTH 64°26'31"WEST), AND WHOSE CHORD BEARS SOUTH 29°28'37"WEST 106.48 FEET; THENCE ALONG THE ARC OF SAID CURVE 106.56 FEET; THENCE NORTH 62°29'41" WEST 160.71 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 39°51'52", HAVING A RADIUS OF 237.50 FEET (RADIUS POINT BEARS NORTH 62°07'33" WEST), AND WHOSE CHORD BEARS NORTH 7°56'31" EAST 160.93 FEET; THENCE ALONG THE ARC OF SAID CURVE 165.24 FEET TO THE FEET TO THE POINT OF BEGINNING.
CONTAINING 1.083 ACRES MORE OR LESS.

PARCEL 2
BEGINNING AT A POINT ON THE SOUTHERLY BOUNDARY LINE OF "SENTIERRE PADRE CANYON PHASE 1A -AMENDED", SAID POINT BEING NORTH 89° 35' 56"EAST 742.38 FEET ALONG THE SECTION LINE AND SOUTH 257.94 FEET FROM THE NORTHWEST CORNER OF SECTION 33 TOWNSHIP 41 SOUTH, RANGE 16 WEST, SALT LAKE BASE & MERIDIAN AND RUNNING THENCE ALONG SAID BOUNDARY LINE IN THE FOLLOWING THREE COURSES: NORTH 12°44'32" EAST 116.41 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 30°18'06", HAVING A RADIUS OF 187.50 FEET (RADIUS POINT BEARS SOUTH 10°36'23" WEST), AND WHOSE CHORD BEARS SOUTH 64°14'34" EAST 98.01 FEET; THENCE ALONG THE ARC OF SAID CURVE 99.16 FEET TO THE BEGINNING OF A COMPOUND CURVE, SAID CURVE TURNING TO THE RIGHT THROUGH A CENTRAL ANGLE OF 29°26'48", HAVING A RADIUS OF 237.50 FEET (RADIUS POINT BEARS SOUTH 40°54'29" WEST), AND WHOSE CHORD BEARS SOUTH 34°22'07" EAST 120.72 FEET; THENCE ALONG THE ARC OF SAID CURVE 122.06 FEET; THENCE SOUTH 73°05'39" WEST 113.84 FEET; THENCE SOUTH 73°48'51" WEST 25.00 FEET; THENCE NORTH 16°11'09" WEST 108.63 FEET; THENCE NORTH 43°24'54"WEST 61.31 FEET TO THE POINT OF BEGINNING.
CONTAINING 0.505 ACRES MORE OR LESS.

PARCEL 3
BEGINNING AT A POINT ON THE SOUTHERLY BOUNDARY LINE OF "SENTIERRE PADRE CANYON PHASE 1A -AMENDED", SAID POINT BEING NORTH 89° 35' 56"EAST 481.27 FEET ALONG THE SECTION LINE AND SOUTH 175.50 FEET FROM THE NORTHWEST CORNER OF SECTION 33 TOWNSHIP 41 SOUTH, RANGE 16 WEST, SALT LAKE BASE & MERIDIAN AND RUNNING THENCE ALONG SAID BOUNDARY LINE IN THE FOLLOWING FOUR COURSES: NORTH 89°58'57" EAST 120.30 FEET; THENCE SOUTH 69°38'02"EAST 19.19 FEET TO THE BEGINNING OF A NON-TANGENT CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 37°15'16", HAVING A RADIUS OF 102.50 FEET (RADIUS POINT BEARS SOUTH 68°20'28" EAST), AND WHOSE CHORD BEARS SOUTH 3°01'54" EAST 65.48 FEET; THENCE ALONG THE ARC OF SAID CURVE 66.65 FEET TO THE POINT OF A COMPOUND CURVE, SAID CURVE TURNING TO THE LEFT THROUGH A CENTRAL ANGLE OF 0°58'54", HAVING A RADIUS OF 2,588.86 FEET (RADIUS POINT BEARS NORTH 74°24'16" EAST), AND WHOSE CHORD BEARS SOUTH 16°05'11" EAST 44.35 FEET; THENCE ALONG THE ARC OF SAID CURVE 44.35 FEET; THENCE SOUTH 76°20'26" WEST 118.15 FEET; THENCE NORTH 12°45'58" WEST 146.16 FEET TO THE POINT OF BEGINNING.
CONTAINING 0.362 ACRES MORE OR LESS.

(TOTAL 3 PARCELS 1.950 ACRES MORE OR LESS.

OWNER'S DEDICATION

KNOWN ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED OWNERS OF ALL THE ABOVE DESCRIBED TRACT OF LAND, HAVING CAUSED THE SAME TO BE SUBDIVIDED INTO LOTS, COMMON AREAS, AND PRIVATE ROADWAYS TO BE HEREAFTER KNOWN AS:

"SENTIERRE PADRE CANYON PHASE 1B"

DOES HEREBY DEDICATE AND CONVEY TO IVINS CITY FOR PERPETUAL USE ALL UTILITY EASEMENTS AS SHOWN ON THIS PLAT. THE OWNER ALSO RETAINS RIGHTS OF USE WITHIN THE UTILITY EASEMENTS AS WELL AS GRANTS RIGHTS OF USE TO THE HOME OWNERS ASSOCIATION. LOTS SHOWN ON THIS PLAT ARE SUBJECT TO THE DECLARATIONS AND RESTRICTIONS, OF _____ ,RECORDED IN THE OFFICE OF THE WASHINGTON COUNTY RECORDER ON THIS _____ DAY OF _____, 20___, AS BOOK _____, PAGE _____, SAID DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS IS HEREBY INCORPORATED AND MADE PART OF THIS PLAT.

IN WITNESS WHEREOF WE HAVE HEREUNTO SET THIS _____ DAY _____, 20__.

_____
ALAN S LAYTON
MANAGING PARTNER
LESLIE & COMPANY LIMITED PARTNERSHIP

_____
ALAN S LAYTON
MANAGING MEMBER
PADRE CANYON RESORT, LC

KUMA ENGINEERING
435-229-0244

SURVEYOR:
TRULINE SURVEYING
435-619-1990

SENTIERRE PADRE CANYON PHASE 1B

A PLANNED RESIDENTIAL COMMUNITY

LOCATED IN SECTION 33, TOWNSHIP 41 SOUTH, RANGE 16 WEST, SALT LAKE BASE & MERIDIAN

CITY COUNCIL APPROVAL	CITY ENGINEER'S CERTIFICATE	APPROVAL AS TO FORM	APPROVAL AND ACCEPTANCE BY IVINS CITY	TREASURER APPROVAL	RECORDER ACCEPTANCE
THE IVINS CITY COUNCIL OF IVINS CITY, UTAH, GAVE PRELIMINARY PLAN APPROVAL FOR THE "SENTIERRE PHASE 1B" ON THE_____ DAY OF_____ , A.D.____ . ATTEST:_____ CITY RECORDER, IVINS, UTAH _____ MAYOR, IVINS, UTAH	I, CHARLES GILLETTE, PE, IVINS CITY ENGINEER DO HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS SUBDIVISION PLAT AND HAVE DETERMINED THAT IT IS CORRECT AND IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE. _____ DATE _____ CITY ENGINEER, IVINS, UTAH	I, THE IVINS CITY ATTORNEY, DO HEREBY APPROVE THIS SUBDIVISION PLAT AS TO FORM, THIS____ DAY OF_____, A.D._____. _____ IVINS, UTAH, CITY ATTORNEY	ON THIS THE _____DAY OF_____, A.D. _____, THE PLANNING COMMISSION OF IVINS CITY, UTAH, HAVING REVIEWED THE ABOVE: SENTIERRE PHASE 1B" SUBDIVISION, AND HAVING FOUND THAT IT COMPLIES WITH THE REQUIREMENTS OF IVINS CITY, UTAH, PLANNING ORDINANCES, AND THE AUTHORIZATION GRANTED BY THE IVINS CITY CODE HEREBY APPROVES SAID SUBDIVISION PLAT FOR RECORDING. ATTEST: _____ CITY RECORDER, IVINS, UTAH _____ PLANNING COMMISSION CHAIRMAN, IVINS, UTAH	I, WASHINGTON COUNTY TREASURER, CERTIFY ON THIS _____ DAY OF _____ A.D. 20__ THAT ALL TAXES, SPECIAL ASSESSMENTS, AND FEES DUE AND OWNING ON THIS SUBDIVISION FINAL PLAT HAVE BEEN PAID IN FULL. _____ WASHINGTON COUNTY TREASURER	_____ WASHINGTON COUNTY RECORDER