

STATE OF UTAH



OFFICE OF THE LIEUTENANT GOVERNOR

CERTIFICATE OF ANNEXATION

I, SPENCER J. COX, LIEUTENANT GOVERNOR OF THE STATE OF UTAH, HEREBY CERTIFY THAT there has been filed in my office a notice of annexation from LEHI CITY, dated February 28<sup>th</sup>, 2017, complying with Section 10-2-425, Utah Code Annotated, 1953, as amended.

NOW, THEREFORE, notice is hereby given to all whom it may concern that the attached is a true and correct copy of the notice of annexation, referred to above, on file with the Office of the Lieutenant Governor pertaining to LEHI CITY, located in Utah County, State of Utah.



IN TESTIMONY WHEREOF, I have hereunto set my hand, and affixed the Great Seal of the State of Utah this 6<sup>th</sup> day of March, 2017 at Salt Lake City, Utah.

SPENCER J. COX  
Lieutenant Governor



153 North 100 East  
Lehi, UT 84043  
(801) 768-7100

March 2, 2017

**NOTICE OF IMPENDING BOUNDARY ACTION**

Spencer J. Cox, Lieutenant Governor  
State of Utah  
P.O. Box 142325  
Salt Lake City, Utah 84114-2325

e-mailed to: [annexations@utah.gov](mailto:annexations@utah.gov)

**RE: Dean Larsen Annexation into Lehi City**

Dear Sir,

At the February 28, 2017, Lehi City Council Meeting the Mayor and City Council unanimously approved Ordinance #06-2017 approving the Annexation to Lehi City.

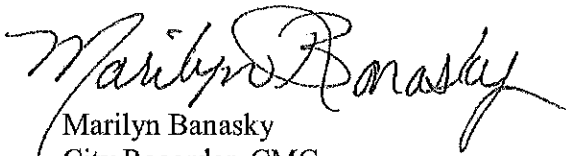
Enclosed you will find the above referenced ordinance along with the plat map of the property to be annexed into Lehi City. This annexation meets all the requirements of UCC 10-2-425.

Please send the Certificate of Annexation to:

Marilyn Banasky, City Recorder  
Lehi City  
153 N. 100 E.  
Lehi, UT 84043

I can be reached at [mbanasky@lehi-ut.gov](mailto:mbanasky@lehi-ut.gov) or by calling (385) 201-2254.

Sincerely,

  
Marilyn Banasky  
City Recorder, CMC

enclosures



ORDINANCE NO: 06-2017

**AN ORDINANCE RE-APPROVING THE DEAN LARSEN ANNEXATION**

WHEREAS, the Lehi City Council has adopted a resolution of intent to annex real property known as the Dean Larsen Annexation, located at approximately 900 North 1100 West and further identified by Exhibit "A" pursuant to the provisions of Section 10-2-418 of the Utah Code; and

WHEREAS, the Lehi City Council conducted a public hearing on the 13th day of December, 2016, after having published notice as also required by Section 10-2-418 of the Utah Code; and

WHEREAS, the Lehi City Council noted that there were no protests filed to defeat the annexation as required by Section 10-2-418 of the Utah Code.

WHEREAS, Lehi City submitted the Notice of Impending Boundary Action to the Lieutenant Governor's Office on February 15, 2017 for the Vivian Carter Addition Annexation and the Lieutenant ant Governor's office sent Lehi City an e-mail stating that Utah Code specifies that the Notice of Impending Boundary Action must be submitted to them within 30 days of after enacting the ordinance; and

WHEREAS, since the previously approved ordinance will not fall within the 30 days,

WHEREAS, the Lehi City Council's intent is to re-approve the Dean Larsen Annexation for submittal to the Lieutenant Governor's office for approval.

NOW, THEREFORE, IT IS ORDAINED by the City Council of Lehi City, Utah, as follows:

Section 1. The Lehi City Council finds that the proposed annexation of the Dean Larsen Annexation as more fully described on the transparent reproducible Annexation Plat and the attached Exhibit "A", in the judgment of Lehi City, meets the standards set forth in Section 10-2-418 of the Utah Code.

Section 2. The area as specifically described in the Annexation Plat is hereby annexed to Lehi City, subject to compliance with the terms and provisions of the Annexation Agreement, a copy of which is attached hereto.

Section 3. Pursuant to Utah Code Ann. §10-9-406, the City Council hereby assigns the TH-5 and R-1-22 zoning district designation to the territory depicted on the Annexation Plat which is being annexed to Lehi City by this ordinance, and further directs that the Official Zoning District Map of Lehi City be amended to show the area as part of Lehi City with the new zoning district designation.

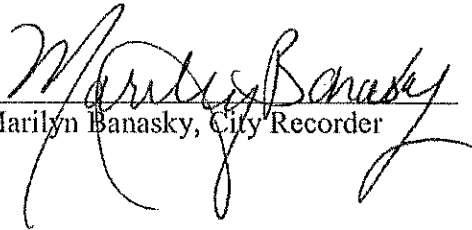
Section 4. The Mayor is hereby authorized to sign this ordinance. Once all provisions of the Annexation Agreement which are conditions precedent to the Annexation have been complied with, including the water dedication requirement described in Chapter 27 of the Lehi City Development Code, the City Recorder is directed to file the transparent reproducible Annexation Plat, together with a certified copy of this ordinance in the office of the Utah County Recorder

Section 5. This ordinance shall become effective on the date that it is filed in the office of the Utah County Recorder.

Approved and adopted by the Lehi City Council this 28<sup>th</sup> day of February, 2017.

ATTEST

  
BERT WILSON, Mayor

  
Marilyn Banasky, City Recorder

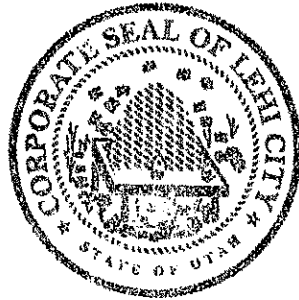


EXHIBIT "A"

Dean Larsen Annexation Legal Description

**Legal Description:**

COMMENCING AT A POINT WHICH IS SOUTH 00°13'56" EAST 40.87 FEET ALONG THE SECTION LINE FROM THE WEST QUARTER CORNER OF SECTION 8, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN. THENCE ALONG THE HOGAN ADDITION ANNEXATION PLAT THE FOLLOWING FIVE COURSES NORTH 84°38'09" EAST 20.45 FEET; THENCE NORTH 00°12'45" WEST 468.08 FEET; THENCE NORTH 01°22'51" WEST 81.59 FEET; THENCE NORTH 84°31'39" EAST 42.13 FEET; THENCE NORTH 88°09'24" EAST 204.06 FEET; THENCE ALONG WARRANTY DEED ENTRY 129663:2009 THE FOLLOWING THREE COURSES SOUTH 42°12'34" EAST 711.59 FEET; THENCE SOUTH 47°47'26" WEST 9.00 FEET; THENCE SOUTH 42°12'34" EAST 49.48 FEET; THENCE NORTH 89°11'54" WEST 352.78 FEET ALONG THE BARNES ANNEXATION PLAT; THENCE ALONG THE NORTH LINE OF LEFTWICH II ANNEXATION PLAT THE FOLLOWING THREE COURSES NORTH 00°16'07" EAST 4.91 FEET; THENCE SOUTH 89°59'34" WEST 333.32 FEET; THENCE SOUTH 00°35'06" WEST 13.66 FEET; THENCE SOUTH 89°32'28" WEST 80.97 FEET ALONG THE GARY G. GURNEY ADDITION ANNEXATION PLAT; THENCE NORTH 00°13'56" WEST 12.31 FEET ALONG THE SECTION LINE TO THE POINT OF BEGINNING.  
PARCEL CONTAINS 6.44 ACRES MORE OR LESS

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THIS IS A TRUE AND ACCURATE MAP OF THE TRACT OF LAND TO BE ANNEXED TO THE CITY OF UTAH COUNTY, UTAH.

ANNEXATION DESCRIPTION: HOGAN ADDITION IS SOUTH OUTSIDE EAST 4067 FEET ALONG THE WESTERLY LINE FROM THE WEST QUARTER CORNER OF SECTION 8, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASIN AND MERIDIAN. BARNES ANNEXATION IS SOUTH OUTSIDE EAST 4067 FEET ALONG THE WESTERLY LINE FROM THE WEST QUARTER CORNER OF SECTION 8, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASIN AND MERIDIAN. DEAN A & ETANA C LARSEN TRACT IS SOUTH OUTSIDE EAST 4067 FEET ALONG THE WESTERLY LINE FROM THE WEST QUARTER CORNER OF SECTION 8, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASIN AND MERIDIAN. LEFTWICH II ANNEXATION IS SOUTH OUTSIDE EAST 4067 FEET ALONG THE WESTERLY LINE FROM THE WEST QUARTER CORNER OF SECTION 8, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASIN AND MERIDIAN. GARY G. GUERNEY ADDITION IS SOUTH OUTSIDE EAST 4067 FEET ALONG THE WESTERLY LINE FROM THE WEST QUARTER CORNER OF SECTION 8, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASIN AND MERIDIAN.



DATE 2-1-2017



THIS PLAT HAS BEEN REVIEWED BY THE COUNTY SURVEYOR AND FOUND TO BE IN ACCORDANCE WITH THE REQUIREMENTS PURSUANT TO UTAH COUNTY AND UTAH STATE LAWS.

**ACCEPTANCE BY LEGISLATIVE BODY**

THIS PLAT HAS BEEN REVIEWED BY THE LEGISLATIVE BODY OF THE CITY OF UTAH COUNTY, UTAH, AND IT IS HEREBY APPROVED AS SHOWN HEREON AND SUBSEQUENTLY ADOPTED AS AN ORDINANCE. THE CITY ENGINEER HAS REVIEWED THIS PLAT AND IT IS HEREBY APPROVED AS SHOWN HEREON. THE CITY ENGINEER HAS REVIEWED THIS PLAT AND IT IS HEREBY APPROVED AS SHOWN HEREON.

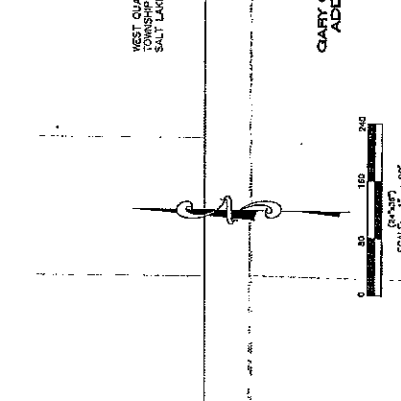
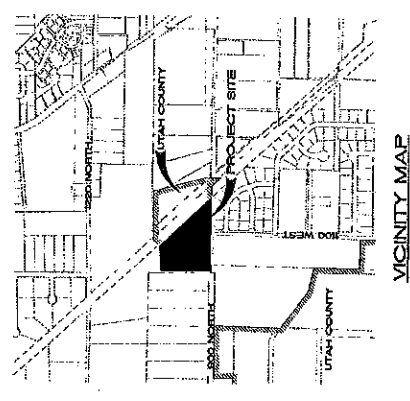
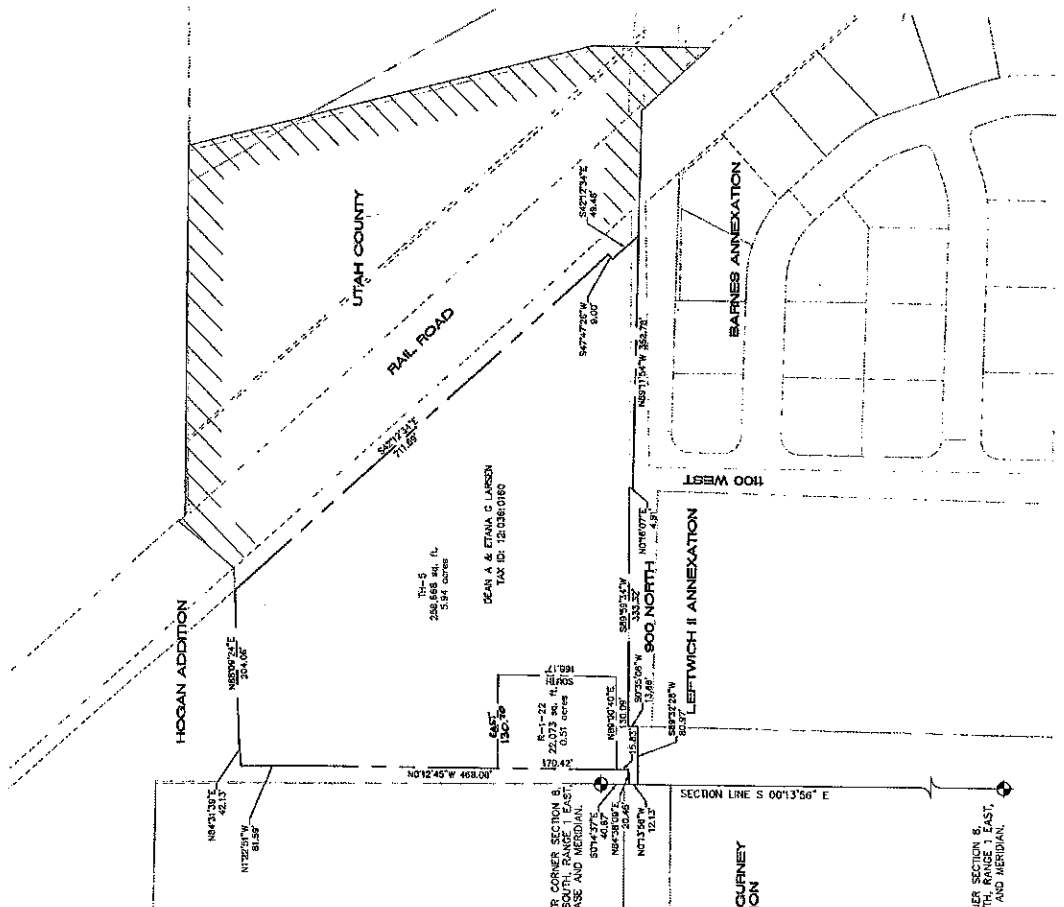


DATE 2-1-2017

**ANNEXATION PLAT**

**DEAN LARSEN ANNEXATION**

LEHI, CITY UTAH COUNTY, UTAH  
SCALE 1" = 80 FEET



**IRANE ENGINEERING, P.C.**  
CONSULTING ENGINEERS AND LAND SURVEYORS  
1250 SOUTH 200 WEST, SUITE 100, LEHI, UTAH 84040

THIS PLAT IS APPROVED BY UTAH COUNTY AND THE NEIGHBORHOODS THEREIN.