

# 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 TRAVERSE RIDGE SPECIAL SERVICE DISTRICT, dated August 29<sup>th</sup>, 2017, complying with Section 17D-1-403, 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 TRAVERSE RIDGE SPECIAL SERVICE DISTRICT located in Salt Lake and 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 25<sup>th</sup> day of September, 2017 at Salt Lake City, Utah.

A handwritten signature in black ink, appearing to read "Spencer J. Cox".

SPENCER J. COX  
Lieutenant Governor

**NOTICE OF IMPENDING BOUNDARY ACTION**

The Honorable Spencer J. Cox  
Lieutenant Governor of the State of Utah  
Utah State Capitol Complex  
P.O. Box 142325  
Salt Lake City, UT 84114-2325

Re: Notice of Annexation of Property into the Traverse Ridge Special Service District

Lieutenant Governor Cox:

Pursuant to U.C.A. § 17D-1-403, et seq., Draper city is hereby filing notice that on August 29, 2017, the Draper City Council passed Resolution 17-55, Annexing Property To The Traverse Ridge Special Service District. Please note that the notice, hearing and protest requirements of U.C.A. §§ 17D-1-205, 17D-1-206 and 17D-1-207 are waived because all property owners owning property within the area to be annexed have signed the petition requesting annexation into the Traverse Ridge Special Service District.

Enclosed please find a copy of an approved final local entity plat that meets the requirement of U.C.A. § 67-1a-6.5.

I hereby certify as the approving authority that all requirements applicable to this boundary action have been met.

The Draper City Council respectfully requests the issuance of a Certificate of Annexation in accordance with U.C.A. §§ 17D-1-403 and 67-1a-6.5.

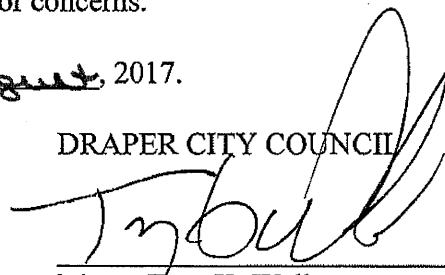
Please advise if you have any questions or concerns.

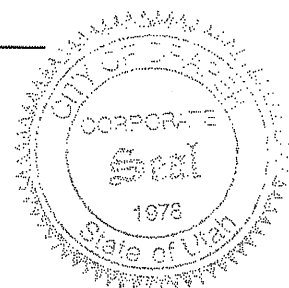
Dated this 31<sup>st</sup> day of August, 2017.

ATTEST:

DRAPER CITY COUNCIL

  
Rachelle Conner, City Recorder

  
Mayor Troy K. Walker



**RESOLUTION NO. 17-55**

**A RESOLUTION OF THE CITY COUNCIL ANNEXING PROPERTY  
TO THE TRAVERSE RIDGE SPECIAL SERVICE DISTRICT**

**WHEREAS**, the Draper City Council, by Resolution 99-82 dated December 28, 1999, has previously established the Traverse Ridge Special Service District for the purpose of providing transportation, including snow removal, street lighting services, repairing and maintaining roads, and sweeping and disposal services; and

**WHEREAS**, Draper City has recently received an annexation petition from Edge Land 16, LLC seeking to annex property into the Traverse Ridge Special Service District for the purpose of providing the same services provided by said District; and

**WHEREAS**, the Draper City Council, in accordance with Utah Code Ann. §17D, Chapter 1, Part 4, has held the required meetings to annex the property into the Traverse Ridge Special Service District; and

**WHEREAS**, the Draper City Council finds it is in the best interest of the city and the general health, safety and welfare of the public, specifically, the future citizens of the area covered by the petition, to annex said area to the Traverse Ridge Special Service District; and

**WHEREAS**, the petition complies with all requirements of Utah Code Ann. §§17D-1-401 and 402.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF DRAPER CITY, STATE OF UTAH, AS FOLLOWS:**

**SECTION 1. Annexation.** That certain real property particularly described in Exhibits A and B attached hereto, is hereby annexed into the Traverse Ridge Special Service District.

**SECTION 2. Waiver.** The notice, hearing and protest requirements of UCA 17D-1-205, 17D-1-206 and 17D-1-207 are waived because all property owners owning property within the area to be annexed have signed the petition requesting annexation into the Traverse Ridge Special Service District in accordance with Utah Code Ann. §17D-1-402.

**SECTION 3. Services to be Provided.** Those improvements, purposes, and services identified in Resolution 99-82, establishing the Traverse Ridge Special Service District, shall be provided in the same manner to the annexed areas from the effective date of this resolution.

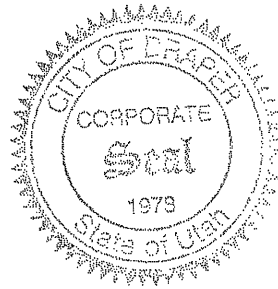
**SECTION 4. Property Subject to Taxation.** Dating from and after the approval and adoption of this Resolution, the territory annexed hereby and described in Section 1 above shall be an integral part of the Traverse Ridge Special Service District. The taxable property located therein shall be subject to taxation for the purposes of the Traverse Ridge Special Service District, including the payment of any bonds and other obligations thereof now outstanding or hereafter authorized and issued. All properties and users of serviced in the Special Service District, as enlarged by this annexation, shall be subject to all of the laws, regulations, powers and authority of the District and Draper City Council as provided by law.

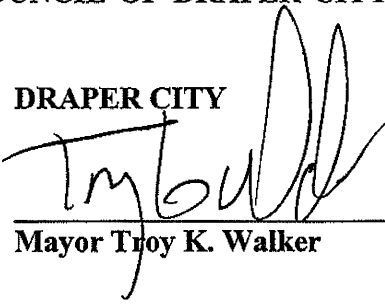
**SECTION 5. Notice of Annexation.** The City Council, as the governing authority of the Traverse Ridge Special Service District, shall cause a notice of annexation and a copy of this Resolution to be filed with the Utah State Tax Commission, Utah Lieutenant Governor's Office, the Utah and Salt Lake County Assessor, and the Utah and Salt Lake County Recorder as per Utah Code Ann. §17D-1-403.

**SECTION 6. Severability.** If any section, part or provision of the Resolution is hale invalid or unenforceable, such invalidity or unenforceability shall not affect any other portion of the Resolution, and all sections, parts and provisions of the Resolution shall be severable.

**SECTION 7. Effective Date.** This Resolution shall become effective immediately upon passage.

**PASSED AND ADOPTED BY THE CITY COUNCIL OF DRAPER CITY, STATE OF UTAH, ON THE 29<sup>th</sup> DAY OF AUGUST 2017.**



**DRAPER CITY**  
  
 \_\_\_\_\_  
**Mayor Troy K. Walker**

**ATTEST:**

  
 \_\_\_\_\_  
**Rachelle Conner, City Recorder**

**VOTE TAKEN:**

	<b>YES</b>	<b>NO</b>
Councilmember Rappleye	<u>✓</u>	_____
Councilmember Stenquist	<u>✓</u>	_____
Councilmember Summerhays	<u>✓</u>	_____
Councilmember Vawdrey	<u>✓</u>	_____
Councilmember Weeks	<u>✓</u>	_____
Mayor Walker	_____	_____

**Exhibit A**

Legal Description:

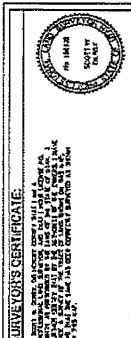
HIDDEN CANYON ESTATES PHASE 1B

BEGINNING AT THE SOUTH QUARTER CORNER OF SECTION 10, TOWNSHIP 4 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 89°49'39" WEST, ALONG THE SECTION LINE, 435.67 FEET; THENCE NORTH 49°46'36" WEST 75.90 FEET; THENCE SOUTH 89°41'36" WEST 98.39 FEET TO THE EASTERLY BOUNDARY OF HIDDEN CANYON ESTATES PHASE 1A; THENCE ALONG SAID EASTERLY BOUNDARY THE FOLLOWING TEN (10) COURSES: 1) 146.23 FEET ALONG THE ARC OF A 1025.30 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT, THE CENTER BEARS NORTH 62°25'13" WEST (CHORD BEARS NORTH 23°29'38" EAST 146.11 FEET); 2) 23.35 FEET ALONG THE ARC OF A 15.00 FOOT RADIUS REVERSE CURVE TO THE RIGHT, CENTER BEARS SOUTH 70°35'31" EAST (CHORD BEARS NORTH 64°00'06" EAST 21.06 FEET); 3) SOUTH 71°24'37" EAST 95.34 FEET; 4) NORTH 20°17'38" EAST 50.02 FEET; 5) NORTH 16°59'19" EAST 647.62 FEET; 6) SOUTH 89°51'20" EAST 64.97 FEET; 7) SOUTH 89°51'07" EAST 49.99 FEET; 8) NORTH 00°08'53" EAST 7.62 FEET; 9) 4.97 FEET ALONG THE ARC OF A 150.00 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT, CENTER BEARS NORTH 89°51'07" WEST (CHORD BEARS NORTH 00°48'06" WEST 4.97 FEET); 10) NORTH 88°14'51" EAST 105.14 FEET TO THE CENTER OF SECTION LINE; THENCE SOUTH 00°08'40" WEST, ALONG THE SECTION LINE, 841.79 FEET TO THE SOUTH QUARTER CORNER OF SAID SECTION 10 AND THE POINT OF BEGINNING.

CONTAINS 303,360 SF OR 6.964 ACRES, MORE OR LESS

**Exhibit B**

**[See Map on Next Page]**



**SURVEYOR'S CERTIFICATE:**  
 I HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT COPY OF THE ORIGINAL RECORD AS KEPT BY ME OR UNDER MY SUPERVISION AND IN ACCORDANCE WITH THE PROVISIONS OF THE UTAH SURVEYING ACT.

**BOUNDARY DESCRIPTION:**  
 BEING A PART OF THE SURVEY MADE BY JOHN W. WILSON, CIVIL ENGINEER, IN 1978, AS SHOWN ON THE PLAT OF THE SOUTHWEST CORNER SECTION 18, TOWNSHIP 10 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, DRAPER CITY, UTAH COUNTY, UTAH, AND BEING A PART OF THE SURVEY MADE BY JOHN W. WILSON, CIVIL ENGINEER, IN 1978, AS SHOWN ON THE PLAT OF THE SOUTHWEST CORNER SECTION 18, TOWNSHIP 10 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, DRAPER CITY, UTAH COUNTY, UTAH, AND BEING A PART OF THE SURVEY MADE BY JOHN W. WILSON, CIVIL ENGINEER, IN 1978, AS SHOWN ON THE PLAT OF THE SOUTHWEST CORNER SECTION 18, TOWNSHIP 10 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, DRAPER CITY, UTAH COUNTY, UTAH.

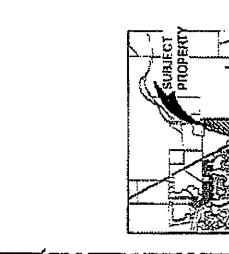
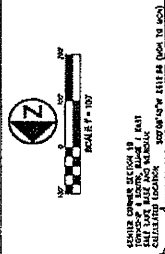
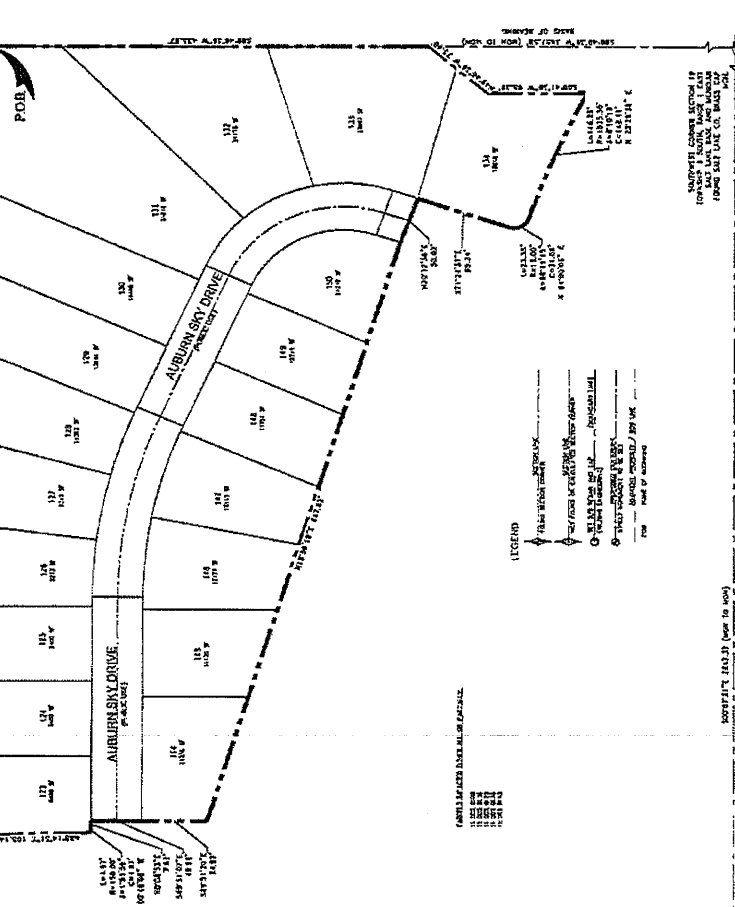
**GENERAL NOTES:**  
 1. THIS SURVEY WAS MADE IN ACCORDANCE WITH THE PROVISIONS OF THE UTAH SURVEYING ACT.  
 2. THE SURVEY WAS MADE BY ME OR UNDER MY SUPERVISION AND IN ACCORDANCE WITH THE PROVISIONS OF THE UTAH SURVEYING ACT.  
 3. THE SURVEY WAS MADE BY ME OR UNDER MY SUPERVISION AND IN ACCORDANCE WITH THE PROVISIONS OF THE UTAH SURVEYING ACT.

**ACCEPTANCE CERTIFICATE:**  
 I HEREBY ACCEPT THE FOREGOING AS A TRUE AND CORRECT COPY OF THE ORIGINAL RECORD AS KEPT BY ME OR UNDER MY SUPERVISION AND IN ACCORDANCE WITH THE PROVISIONS OF THE UTAH SURVEYING ACT.

# HIDDEN CANYON ESTATES PHASE 1B

## FINAL LOCAL ENTITY PLAT

TOWNSHIP 10 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, DRAPER CITY, UTAH COUNTY, UTAH



**WILDING ENGINEERING**  
 1377 Main Street, Draper, UT 84020  
 www.wilding-engineering.com  
 REG. SURVEYOR No. 10184

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**HEXEN CANYON ESTATES PHASE 1B**  
 FINAL LOCAL ENTITY PLAT  
 TOWNSHIP 10 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, DRAPER CITY, UTAH COUNTY, UTAH

**HEXEN CANYON ESTATES PHASE 1B**  
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 TOWNSHIP 10 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, DRAPER CITY, UTAH COUNTY, UTAH

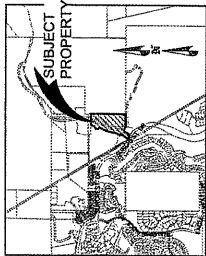
**HIDDEN CANYON ESTATES PHASE 1B**

**FINAL LOCAL ENTITY PLAT**

TRAVERSE RIDGE SPECIAL SERVICE DISTRICT ANNEXATION  
LOCATED IN SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 4  
SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN  
DRAAPER CITY, UTAH COUNTY, UTAH



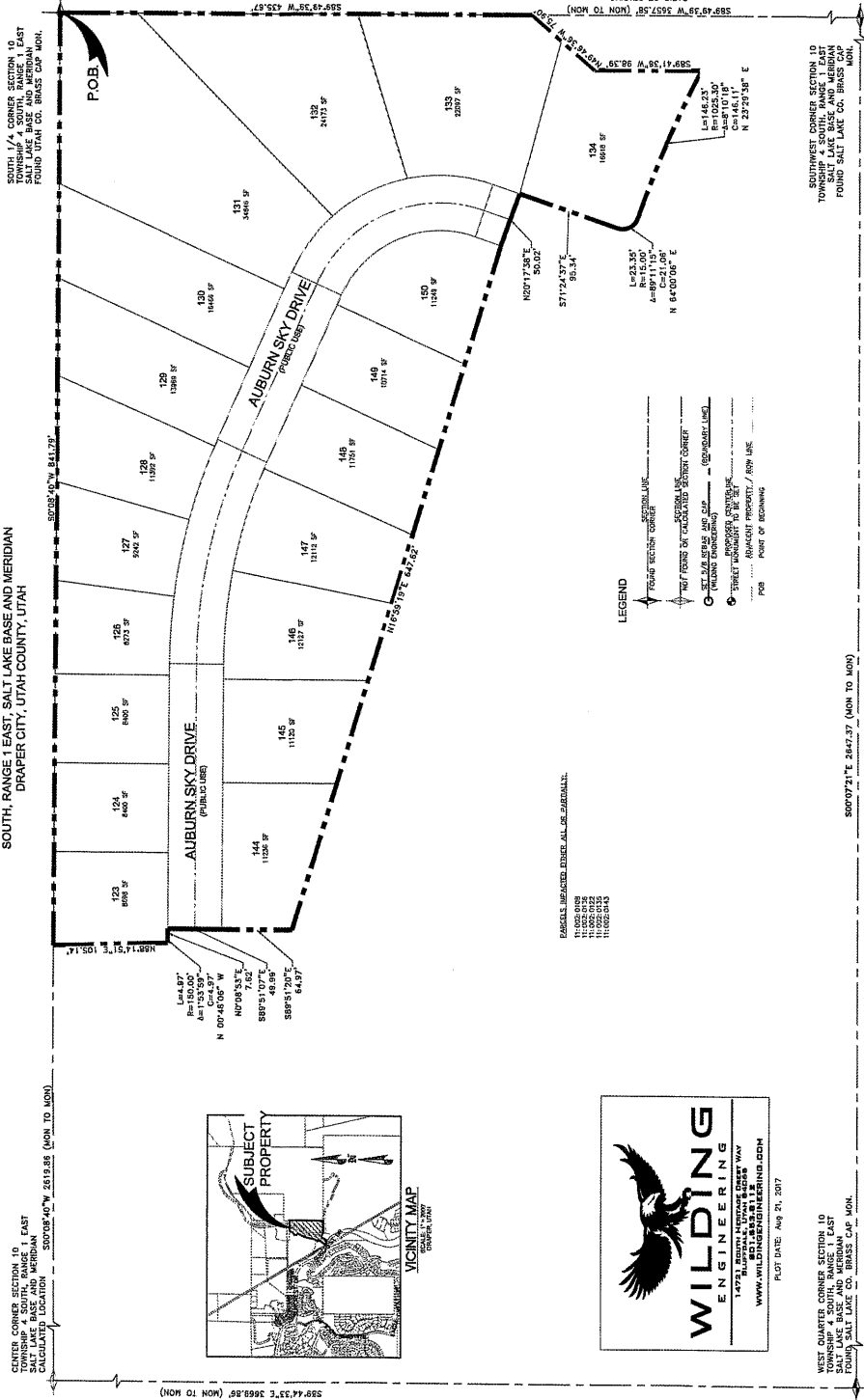
CENTER CORNER SECTION 10,  
TOWNSHIP 4 SOUTH, RANGE 1 EAST,  
SALT LAKE BASE AND MERIDIAN  
CALCULATED LOCATION 300°08'40"W 2619.88' (MON TO MON)



**WILDING  
ENGINEERING**  
149731 EDWIN A. HENDRICKS DRIVE  
DRAAPER CITY, UTAH 84031  
WWW.WILDINGENGINEERING.UTAH

PLAT DATE: Aug 21, 2017

WEST QUARTER CORNER SECTION 10,  
TOWNSHIP 4 SOUTH, RANGE 1 EAST,  
SALT LAKE BASE AND MERIDIAN  
FOUND SALT LAKE CO. BRASS CAP MON.



**SURVEYOR'S CERTIFICATE:**

I, the undersigned, a duly licensed Professional Surveyor in the State of Utah, and I have personally supervised and taken the field measurements for this plat. I have verified the accuracy of the same, and I have caused the same to be plotted on this map.

**BOUNDARY DESCRIPTION:**

The four quarter corner of Section 10, Township 4 South, Range 1 East, Salt Lake Base and Meridian, found Salt Lake Co. Brass Cap Mon. is located at the intersection of the east line of Section 10 and the south line of Section 10. The survey was conducted on August 21, 2017, and the plat was filed for recording on August 21, 2017. The survey was conducted in accordance with the provisions of the Utah Surveyors Act, Chapter 16, Title 50, Utah Code, and the Rules and Regulations of the Board of Professional Surveyors, State of Utah. The survey was conducted in accordance with the provisions of the Utah Surveyors Act, Chapter 16, Title 50, Utah Code, and the Rules and Regulations of the Board of Professional Surveyors, State of Utah. The survey was conducted in accordance with the provisions of the Utah Surveyors Act, Chapter 16, Title 50, Utah Code, and the Rules and Regulations of the Board of Professional Surveyors, State of Utah.

**BASIS OF BEARING:**

The basis of bearing is South, Range 1 East, Salt Lake Base and Meridian, to the southeast corner of Section 10, Township 4 South, Range 1 East, Salt Lake Base and Meridian, found Salt Lake Co. Brass Cap Mon.

**GENERAL NOTES:**

1. THIS PLAT IS A FINAL LOCAL ENTITY PLAT.  
2. THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE PROVISIONS OF THE UTAH SURVEYORS ACT, CHAPTER 16, TITLE 50, UTAH CODE, AND THE RULES AND REGULATIONS OF THE BOARD OF PROFESSIONAL SURVEYORS, STATE OF UTAH.

**ACCEPTANCE CERTIFICATE:**

I, the undersigned, a duly licensed Professional Surveyor in the State of Utah, and I have personally supervised and taken the field measurements for this plat. I have verified the accuracy of the same, and I have caused the same to be plotted on this map.



*James W. Hunter*  
PROFESSIONAL SURVEYOR  
LICENSE NO. 10712

**HIDDEN CANYON ESTATES PHASE 1B**  
**FINAL LOCAL ENTITY PLAT**  
LOCATED IN SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 4 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN  
DRAAPER CITY, UTAH COUNTY, UTAH

DATE OF SURVEY: AUG 21, 2017  
DATE OF RECORDING: AUG 21, 2017



*Andrew J. Lyle*  
COUNTY SURVEYOR  
LICENSE NO. 10712

COUNTY BANK BOOK NO. 811  
PLAT NO. 15-21717

THIS PLAT HAS BEEN APPROVED BY THE COUNTY CLERK OF UTAH COUNTY, UTAH, AND IS BEING RECORDED HEREIN.  
RECORDED AT UTAH COUNTY, UTAH, ON AUGUST 21, 2017, AT 11:25 AM.

DATE OF SURVEY: AUG 21, 2017

DATE OF RECORDING: AUG 21, 2017