

STATE OF UTAH

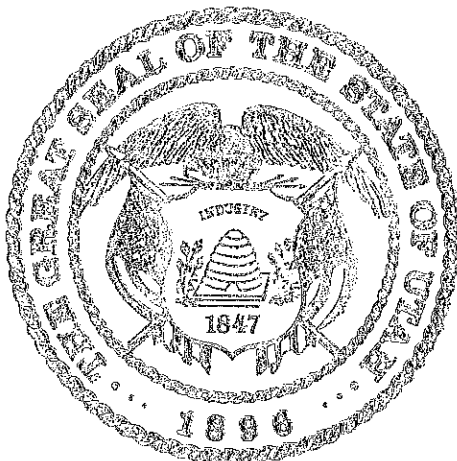


OFFICE OF THE LIEUTENANT GOVERNOR

CERTIFICATE OF ANNEXATION

I, GREG BELL, LIEUTENANT GOVERNOR OF THE STATE OF UTAH, HEREBY CERTIFY THAT there has been filed in my office a notice of annexation of the CENTRAL WEBER SEWER IMPROVEMENT DISTRICT, dated June 18th, 2012, complying with Section 17B-1-414, 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 the CENTRAL WEBER SEWER IMPROVEMENT DISTRICT located in Weber County, State of Utah.



IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the Great Seal of the State of Utah at Salt Lake City, this 26th day of June, 2012.



GREG BELL
Lieutenant Governor



Central Weber Sewer Improvement District

June 20, 2012

The Honorable Greg Bell
Lieutenant Governor of the State of Utah
Utah State Capitol Complex
P.O. Box 142325
Salt Lake City, Utah 84114-2325

SUBJECT: Notice of Annexation
Millcreek Plaza Property

Dear Lieutenant Governor Bell:

We are submitting to you a Notice of Annexation for parcels of property in Marriott Slaterville City, Weber County to be annexed into the Central Weber Sewer Improvement District. Enclosed please find the following three items:

- A Notice of Proposed Annexation
- A Notice of Public Hearing on Proposed Annexation;
- A copy of Resolution 2012-01; and,
- An approved final local entity plat as defined in Utah Code Ann. § 67-1a-6.5 and meeting the requirements of Utah Code Ann. § 17-23-20.

It is requested that a certificate of annexation be issued in accordance with the requirements of Utah Code Ann. §§ 17B-1-414(2) and 67-1a-6.5.

Sincerely,

CENTRAL WEBER SEWER IMPROVEMENT DISTRICT

Lance L Wood, P.E.
General Manager

Enclosures

**NOTICE OF PROPOSED ANNEXATION
CENTRAL WEBER SEWER IMPROVEMENT DISTRICT**

Notice is hereby given pursuant to the requirements of Utah Code Ann. § 17B-2-513 that it is proposed that the following described real property located in Weber County, Utah be annexed into and become part of the Central Weber Sewer Improvement District:

Millcreek Plaza

Commencing at the Southeast Corner of Section 11, Township 6 North, Range 2 West, Salt Lake Base and Meridian; thence North 253.11 feet; thence North 30°00'00" West 115.82 feet to the Westerly right-of-way of U.S. Interstate 15; thence North 12°29'12" West 289.30 feet along said Westerly right-of-way to the point of beginning; thence South 77°36'10" 191.44 feet to the Easterly right-of-way of State Route 126 (100.00 foot right-of-way); thence North 12°23'50" West 1521.89 feet along said Easterly right-of-way; thence Northwesterly 43.53 feet along the arc of a 2814.90 foot radius curve to the right (chord bears North 11°57'15" West 43.53 feet); thence North 53°43'51" East 30.63 feet to the Southerly right-of-way of Pioneer Road (100.00 foot wide); thence South 81°26'17" East 151.94' along said Southerly right-of-way to the Westerly right of way of U.S. Interstate 15; thence South 02°31'52" West 104.45 feet along said Westerly right-of-way; thence South 12°46'25" East 810.98 feet along said Westerly right-of-way; thence continuing along said right-of-way the following two calls; thence South 16°52'51" East 545.78 feet; thence South 12°29'12" East 67.48 feet to the point of beginning. Contains 244,861 sq.ft., or 5.62 acres more or less.

The owner of the above-described property has filed an annexation petition requesting that the property be annexed into and receive service from the Central Weber Sewer Improvement District ("Central Weber"). Central Weber owns and operates a sewage treatment plant and outfall lines that deliver untreated sewage to the treatment plant for treatment and disposal. Upon being annexed into Central Weber, and after satisfying applicable requirements, the subject property may receive sewage treatment and disposal services provided by Central Weber.

Inasmuch as the owners of all of the subject property signed the annexation petition, a public hearing respecting this proposed annexation is not required. However, notice is hereby given that a public hearing will be held if a written request to do so is submitted, within 20 days after the date of this notice, to the Central Weber Board of Trustees at 2618 West Pioneer Road, Ogden, Utah 84404, by an owner of property that is located within or a registered voter residing within the area proposed to be annexed who did not sign the annexation petition. Otherwise, no public hearing will be held and, after the expiration of the above-referenced 20-day period, the proposed annexation will be presented to the Central Weber Board of Trustees for final action.

If additional information concerning the proposed annexation is desired, please telephone (801) 731-3011 and ask for Lance Wood.

DATED this 28th day of February, 2012.



Lance L Wood, General Manager
Central Weber Sewer Improvement District

**CENTRAL WEBER SEWER IMPROVEMENT DISTRICT
NOTICE OF PUBLIC HEARING ON PROPOSED ANNEXATION**

To: Each registered voter residing within the proposed annexation area and all other interested parties:

Notice is hereby given that the area located in Weber County, Utah which is described in attached Exhibit "A" (the "Annexation Area") is proposed to be annexed into the Central Weber Sewer Improvement District (the "District"). The District provides sanitary sewage treatment service, and is now serving a portion of the Annexation Area

A public hearing on the proposed annexation at which members of the public may ask questions and obtain more information about the proposed annexation and any interested person will be allowed to speak will be held at the District's office located at 2618 West Pioneer Road, Mariott-Slaterville, Utah on Monday, April 16, 2012 at 6:00 p.m.

Property owners and registered voters within the Annexation Area may protest the annexation by filing a written protest with the Central Weber Sewer Improvement District Board of Trustees within 30 days after the public hearing.

Once the annexation is completed, the Annexation Area will be subject to user fees or charges imposed by and property taxes levied by the District. Once annexed into the District, the Annexation Area will be subject to the payment of property taxes to the District. A typical home located within the District with a market value of \$164,467 will, based upon the District's current tax rate of 0.000854, pay annual property taxes in the amount of \$77.25. However, the Annexation Area being commercial, it is not anticipated that homes will be located within the Annexation Area. A typical commercial property having a market value of \$164,467, based upon the tax rate stated above, will pay annual property taxes in the amount of \$140.45. The District's Sewer Service Rates are subject to change but, at present, the District assesses a monthly residential (single family home) sewer service fee for customers billed by the Bona Vista Water Improvement District ("Bona Vista") of \$18.17 if the property being served is located within the District. The monthly rate for a single family residence lying outside the District is \$56.25. The monthly commercial sewer service fee for property located inside the District that is billed by Bona Vista is \$18.17 for the first 25,000 gallons of water use and \$0.44 per 1,000 gallons on amounts above 25,000 gallons per month. The current commercial rate for property lying outside the District is \$56.25 for the first 25,000 gallons and \$0.44 per 1,000 gallons on the balance. The District has an informal policy, while an area being served is actively seeking annexation into the District, to charge the lower inside the District rate, which is the rate currently being assessed to commercial property receiving service within the Annexation Area. If the Annexation Area is not annexed, the District likely will charge the higher out of District rate to all properties within the Annexation Area.

This Notice is being mailed to each registered voter residing within the proposed annexation area as provided by Utah Code. Ann. §17B-1-410(1)(a)(ii) and is being posted in at least four conspicuous places within the Annexation Area no less than 10 and no more than 30 days before the public hearing. While not statutorily required, the District may also mail this Notice to property owners within the Affected Area and post it on the State Public Notice Website.

Additional information concerning the proposed annexation may be obtained at the District office or by calling (801) 731-3011.

DATED this 20TH day of MARCH, 2012.

CENTRAL WEBER SEWER IMPROVEMENT DISTRICT

By 
Lance L. Wood, General Manager

EXHIBIT "A"

Description of the Annexation Area for the Central Weber Sewer Improvement District

Commencing at the Southeast Corner of Section 11, Township 6 North, Range 2 West, Salt Lake Base and Meridian; thence North 253.11 feet; thence North $90^{\circ}00'00''$ West 115.82 feet to the Westerly right-of-way of U.S. Interstate 15; thence North $12^{\circ}29'12''$ West 289.30 feet along said Westerly right-of-way to the point of beginning; thence South $77^{\circ}36'10''$ 191.44 feet to the Easterly right-of-way of State Route 126 (100.00 foot right-of-way); thence North $12^{\circ}23'50''$ West 1521.89 feet along said Easterly right-of-way; thence Northwesterly 43.53 feet along the arc of a 2814.90 foot radius curve to the right (chord bears North $11^{\circ}57'15''$ West 43.53 feet); thence North $53^{\circ}43'51''$ East 30.63 feet to the Southerly right-of-way of Pioneer Road (100.00 foot wide); thence South $81^{\circ}26'17''$ East 151.94' along said Southerly right-of-way to the Westerly right of way of U.S. Interstate 15; thence South $02^{\circ}31'52''$ West 104.45 feet along said Westerly right-of-way; thence South $12^{\circ}46'25''$ East 810.98 feet along said Westerly right-of-way; thence continuing along said right-of-way the following two calls; thence South $16^{\circ}52'51''$ East 545.78 feet; thence South $12^{\circ}29'12''$ East 67.48 feet to the point of beginning. Contains 244,861 sq.ft., or 5.62 acres more or less.

CENTRAL WEBER SEWER IMPROVEMENT DISTRICT

RESOLUTION 2012-01

Annexation Approval Resolution

WHEREAS, the Central Weber Sewer Improvement District (the "District") is a duly organized improvement district primarily located in Weber County, Utah, but also including a relatively small part of Davis County, Utah, established and operating as prescribed in Title 17B, Chapter 2a, Part 4 of the Utah Code and other relevant portions of Title 17B of the Utah Code;

WHEREAS, the District owns and operates sanitary sewer outfall collection and treatment facilities which serve much of Weber County and a small portion of Davis County, Utah;

WHEREAS, one or more Landowner Annexation Petitions (the "Petition") have been filed with the District requesting that the real property identified on Exhibit "A" attached to this Resolution (the "Subject Property") be annexed into the District in order to receive sanitary sewer service treatment and disposal services from the District (the landowners are referred to herein collectively and individually as "Applicant");

WHEREAS, the District requires that Applicant's property be annexed into the District as a condition to receiving, and continuing to receive, sewer service;

WHEREAS, the District Board of Trustees (the "Board") has the statutory authority to annex areas into the District pursuant to the requirements of Title 17B, Chapter 1, Part 4 of the Utah Code, which outlines the procedure to be followed to accomplish such annexations;

WHEREAS, Applicant owns 100% of the Subject Property;

WHEREAS, the Petition satisfies the applicable requirements of Utah Code Ann. §§ 17B-1-403 and -404;

WHEREAS, within thirty days after the Petition was filed, at a duly called meeting of the Board of Trustees of the District for which certification of the Petition was listed on the agenda, the Board voted to certify the Petition in accordance with Utah Code Ann. § 17B-1-405;

WHEREAS, the identified contact sponsor(s) were notified, in writing, of the certification of the Petition as required by Utah Code Ann. § 17B-1-405;

WHEREAS, since the Petition has been signed by 100% of the owners of the Subject Property, pursuant to Utah Code Ann. § 17B-1-413(1), the District Board is not required to hold a public hearing pursuant to Utah Code Ann. §§ 17B-1-409 and -410 and the protest provisions of Utah Code Ann. § 17B-1-412 are not applicable to this annexation proceeding;

WHEREAS, a notice of the proposed annexation was given pursuant to the requirements of Utah Code Ann. § 17B-1-413;

WHEREAS, the written Notice referenced in the immediately preceding paragraph contained a brief description of the proposed annexation and included the name of the Central Weber Sewer Improvement District, the services provided by the District, a description and/or map of the area proposed to be annexed, a local district telephone number where additional information about the proposed annexation could be obtained and an explanation of the right of an owner of property located within or a registered voter residing within the area proposed to be annexed who did not sign the annexation petition to request a public hearing on the proposed annexation in accordance with Utah Code Ann. § 17B-1-413(2)(a)(ii)(B), provided that such request was submitted to the District Board of Trustees within 20 days after the date the Notice was given;

WHEREAS, more than 20 days have passed since the notice was given, no property owner or registered voter having a right to do so has requested a hearing, and the time for submitting a request for a public hearing has passed;

WHEREAS, not more than 30 days has passed since the expiration of the time for submitting a request for a public hearing;

WHEREAS, no part of the area proposed to be annexed is located within the boundaries of any local district or special service district which is authorized to perform the same functions or provide the same services as the District nor is it located within the boundaries of any municipality or any county that provides the same service that the District provides;

WHEREAS, it is not necessary to provide a notice of the proposed annexation to any county or municipality pursuant to Utah Code Ann. § 17B-1-406 and the provisions of Utah Code Ann. §§ 17B-1-407 through -408 are not applicable; and

WHEREAS, the Board has determined that all applicable statutory requirements have been satisfied and, having considered the proposed annexation, has determined it to be in the best general interest of the District and of the property owners, residents and taxpayers within both the District as presently constituted and the area proposed to be annexed for the requested annexation to be completed.

NOW, THEREFORE, BE IT RESOLVED by the Board of Trustees of the Central Weber Sewer Improvement District, as follows:

1. That all of the legal requirements stated in Title 17B, Chapter 1, Part 4 of the Utah Code that must be satisfied before the adoption of this Resolution have been satisfied.

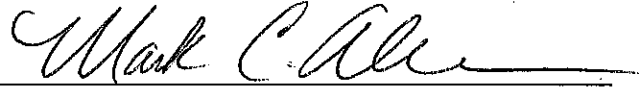
2. That, in accordance with Utah Code Ann. § 17B-1-414, the real property described and/or otherwise identified in attached Exhibit "A," which is incorporated by reference as part of this Resolution, shall be and hereby is annexed into and, from the effective date of the annexation, shall be part of the Central Weber Sewer Improvement District.

3. That, from and after the issuance by the Lt. Governor of a Certificate of Annexation pursuant to Utah Code Ann. §§ 67-1a-6.5(2) and 17B-1-414(3)(b)(ii), once the original Notice of Impending Boundary Action, the original Certificate of Annexation issued by the Lt. Governor, the original approved Final Local Entity Plat, and a certified copy of this Resolution have been recorded in the office of the Weber County Recorder as provided in Utah Code Ann. § 59-2-305.5(2), the taxable property located within the Subject Property shall be subject to taxation for the purposes of the District, including the payment of any bonds and other obligations now outstanding or hereafter authorized and issued. All properties within and users of services provided by the District, as enlarged by this annexation, shall be subject to the payment of service and user fees and such other applicable fees and charges as may be assessed from time to time by the District and shall be subject to all rules, regulations, powers and authority of the District and of the Board as provided by law or otherwise.

4. That the Chairman and/or General Manager of the District be and are instructed, within 30 days after adoption of this Annexation Resolution, to file a written Notice of Impending Boundary Action and a copy of the approved Final Local Entity Plat for the annexed area (the Subject Property) with the Lt. Governor of the State of Utah, accompanied by a copy of this Resolution.

5. That this Resolution shall take effect immediately upon its approval and adoption but the annexation shall not be complete until the date on which the Lt. Governor issues the certificate of boundary change and the documents referenced in paragraph 3 above have been recorded with the Weber County Recorder.

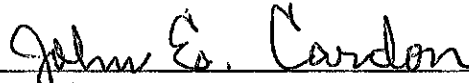
Approved and adopted by the Board of Trustees of the Central Weber Sewer Improvement District this 18th day of June, 2012.



Mark C. Allen, Board Chair

STATE OF UTAH)
 :SS.
COUNTY OF WEBER)

The foregoing Resolution was subscribed before me, a notary public, this 18 day of June, 2012 by Mark C. Allen, Chairman of the Board of Trustees of the Central Weber Sewer Improvement District.



Notary Public



EXHIBIT A
Subject Property

Millcreek Plaza

Commencing at the Southeast Corner of Section 11, Township 6 North, Range 2 West, Salt Lake Base and Meridian; thence North 253.11 feet; thence North 90°00'00" West 115.82 feet to the Westerly right-of-way of U.S. Interstate 15; thence North 12°29'12" West 289.30 feet along said Westerly right-of-way to the point of beginning; thence South 77°36'10" 191.44 feet to the Easterly right-of-way of State Route 126 (100.00 foot right-of-way); thence North 12°23'50" West 1521.89 feet along said Easterly right-of-way; thence Northwesterly 43.53 feet along the arc of a 2814.90 foot radius curve to the right (chord bears North 11°57'15" West 43.53 feet); thence North 53°43'51" East 30.63 feet to the Southerly right-of-way of Pioneer Road (100.00 foot wide); thence South 81°26'17" East 151.94' along said Southerly right-of-way to the Westerly right of way of U.S. Interstate 15; thence South 02°31'52" West 104.45 feet along said Westerly right-of-way; thence South 12°46'25" East 810.98 feet along said Westerly right-of-way; thence continuing along said right-of-way the following two calls; thence South 16°52'51" East 545.78 feet; thence South 12°29'12" East 67.48 feet to the point of beginning. Contains 244,861 sq.ft., or 5.62 acres more or less

