

STATE OF UTAH

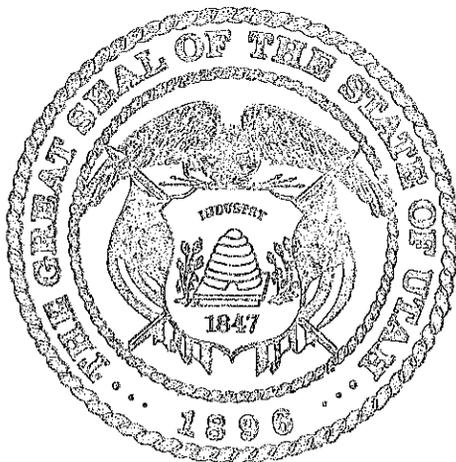


OFFICE OF THE LIEUTENANT GOVERNOR

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 from
OGDEN CITY, dated February 19th, 2013, in substantial compliance 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 OGDEN CITY, 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 this 29th day of
March, 2013 at Salt Lake City, Utah.

A handwritten signature in cursive script, appearing to read "Greg Bell".

GREG BELL
Lieutenant Governor



South Ogden City

James F. Minster
Mayor

Matthew J. Dixon
City Manager

February 21, 2013

RE: Notice of Impending Boundary Action

Dear Lieutenant Governor Bell,

On February 19, 2013, the City Council of South Ogden City, Utah, adopted Ordinance 13-03, thereby annexing certain property (known as the Tuscan Ridge Annexation) into the city.

As Mayor of South Ogden City, I hereby notify you of this impending boundary action which is more fully described in the approved local entity plat which accompanies this notice. I further certify that all requirements applicable to this annexation have been met.

Accordingly, on behalf of South Ogden City, I request that you issue a Certificate of Annexation for this boundary action.

Sincerely,

James F. Minster
Mayor, South Ogden City

ORDINANCE NO. 13-03

AN ORDINANCE OF THE CITY OF SOUTH OGDEN, UTAH, ANNEXING CERTAIN PROPERTY ADJACENT TO TUSCAN RIDGE TOWN HOMES LOCATED AT APPROXIMATELY 6237 S 1550 E, AND INCORPORATING THE SAME WITHIN THE CORPORATE BOUNDARIES OF THE CITY OF SOUTH OGDEN PURSUANT TO THE PROVISIONS OF CHAPTER 5 OF THE ORDINANCES OF SOUTH OGDEN CITY AS AMENDED; SETTING THE ZONING CLASSIFICATION OF SAID PROPERTY AS R-3zc(e) IN CONFORMANCE WITH THE RECOMMENDATIONS OF THE PLANNING COMMISSION; ADOPTING AND ANNEXING AN EXPLANATORY MAP OF SAID PROPERTY AND ZONES; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a petition for annexation has been submitted by the property owners requesting annexation of certain territory into the City of South Ogden and;

WHEREAS, after referral to the South Ogden City Planning Commission for input and recommendation, said Planning Commission has recommended annexation of the territory into the City; and,

WHEREAS, the general policy of the City with respect to the annexation of property will be satisfied by annexing the identified property as requested since annexation of said property is necessary in order for the City to serve the area with utilities and other municipal services in a reasonable time and to eliminate an existing island of unincorporated which is otherwise fully surrounded by the City; and,

WHEREAS, the annexation of such territory is deemed necessary for the welfare of the residents of the City, and the property owner adjacent thereto, and is in conformity with the general policy for South Ogden City annexations,

WHEREAS, in conformance with the provisions of UCA §10-9-401 the governing body of the city may enact a zoning ordinance establishing regulations for land use and development within the city; and,

WHEREAS, South Ogden City has previously adopted and promulgated a city zoning ordinance; and,

WHEREAS, the City Council finds that the City Planning Commission has recommended annexation of the property that is the subject of the petition, in accordance with the conditions of the City's Zoning Ordinance;

NOW THEREFORE, BE IT ORDAINED BY THE SOUTH OGDEN CITY COUNCIL OF SOUTH OGDEN CITY, WEBER COUNTY, STATE OF UTAH AS FOLLOWS:

SECTION 1 - ANNEXATION OF TERRITORY.

1(a) There is hereby annexed to the City of South Ogden, County of Weber, State of Utah, and incorporated within the corporate boundaries thereof, the following herein described parcel of land :

BOUNDARY DESCRIPTION

The property is located adjacent to Tuscan Ridge Town Homes located at approximately 6237 S 1550 E and is legally described as a part of the Southwest Quarter of Section 22, Township 5 North, Range 1 West, Salt Lake Base & Meridian, US Survey: Beginning at a point on the existing corporate limits of South Ogden City which is 1366.77 feet South 0°20'39" East along the Quarter section line, 54.73 feet South 89°39'21" West to the West right of way of 1550 East street and the East boundary of Tuscan Ridge Townhomes Phase 2, 162.12 feet South 1°17'37" East along said West right of way line to said existing corporate limits, and 173.31 feet North 89°22'53" West along said existing corporate limits from the Center of said Section 22; and running thence South 45°37'06" West 28.28 feet; thence North 89°22'53" West 453.79 feet; thence North 0°37'04" East 20.00 feet; thence South 89°22'53" East 473.79 feet along said existing corporate limits to the point of beginning.

1(b) Zoning for the annexed property is hereby set at and the property is declared to be zoned as R-3zc(e).

SECTION 2 - NEW CORPORATE LIMITS.

The corporate limits of the City of South Ogden are hereby extended and increased so as to include and embrace within the corporate limits of the City, the territory described herein and such territory is hereby declared to be a part of the City of South Ogden.

SECTION 3 - CLASSIFICATION FOR ZONING PURPOSES.

Pursuant to §25-1-12 of the South Ogden City Zoning Ordinance, the territory herein annexed is classified as R-3zc(e) for the area shown on the attached drawing (Attachment "A") incorporated herein by this reference.

SECTION 4 - ACCURACY OF MAP OF ANNEXED TERRITORY.

The map or plat attached to this Ordinance is an accurate map of the territory annexed and such map is hereby adopted as the official map of the territory annexed, and the Mayor of the City of South Ogden, is hereby authorized and directed to certify the map as an accurate map of the territory annexed under the provisions of this Ordinance, and to record in the Office of the Weber County Recorder, State of Utah, this Ordinance, together with a certified copy of the official map attached.

SECTION 5 - PRIOR ORDINANCES AND RESOLUTIONS:

The body and substance of any and all prior Ordinances and Resolutions, together with their specific provisions, where not otherwise in conflict with this Ordinance, are hereby reaffirmed and readopted.

SECTION 6 - REPEALER OF CONFLICTING ENACTMENTS:

All orders, ordinances and resolutions with respect to the changes herein enacted and adopted which have heretofore been adopted by the City, or parts thereof, which are in conflict with any of the provisions of this Ordinance Amendment, are, to the extent of such conflict, hereby repealed, except that this repeal shall not be construed to revive any act, order or resolution, or part thereof, heretofore repealed.

SECTION 7 - SAVINGS CLAUSE:

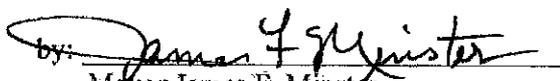
If any provision of this Ordinance shall be held or deemed to be or shall, in fact, be invalid, inoperative or unenforceable for any reason, such reason shall not have the effect of rendering any other provision or provisions hereof invalid, inoperative or unenforceable to any extent whatever, this Ordinance and the provisions of this Ordinance being deemed to be the separate independent and severable act of the City Council of South Ogden City.

SECTION 8 - EFFECTIVE DATE.

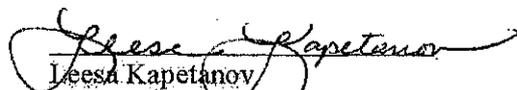
This Ordinance shall be effective on the 19th day of February, 2013, and after publication or posting as required by law.

DATED this 19th day of February, 2013

SOUTH OGDEN, a municipal corporation

by: 
Mayor James E. Minster

Attested and recorded


Leesa Kapetanov
City Recorder
POSTED:

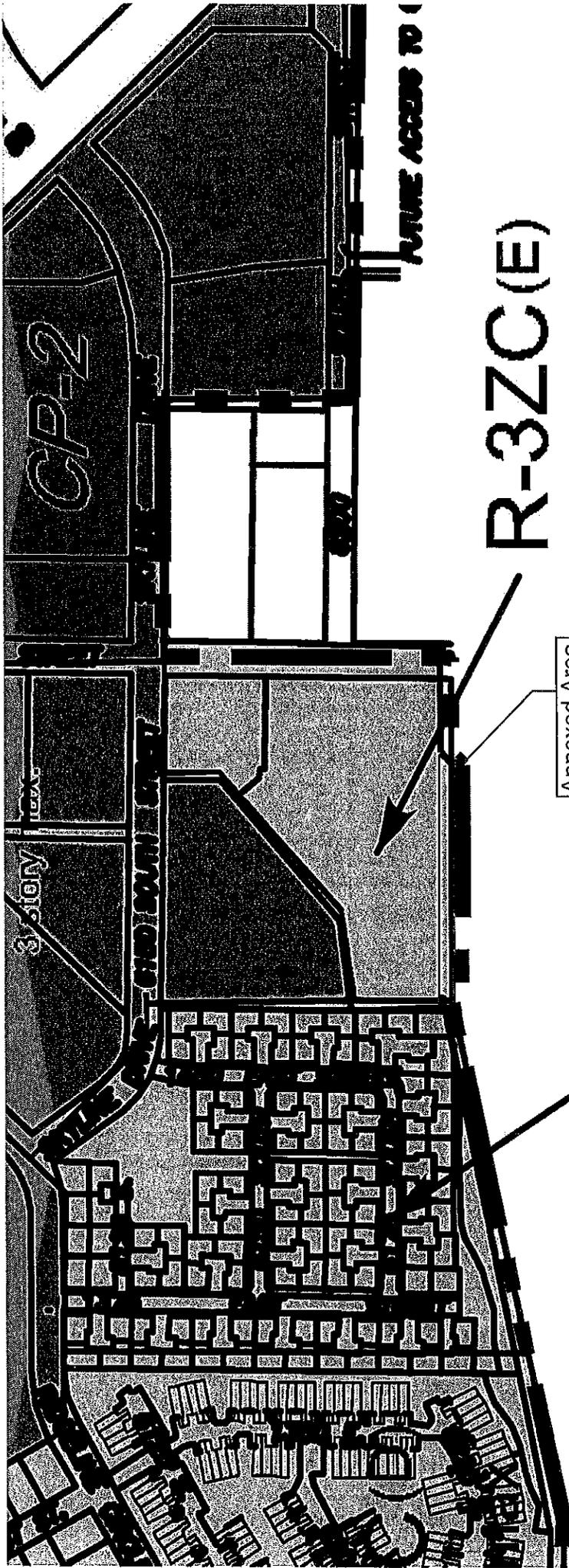


ATTACHMENT “A”

ORDINANCE NO. 13-03

An Ordinance Of The City Of South Ogden, Utah, Annexing Certain Property Adjacent To Tuscan Ridge Town Homes Located At Approximately 6237 S 1550 E, And Incorporating The Same Within The Corporate Boundaries Of The City Of South Ogden Pursuant To The Provisions Of Chapter 5 Of The Ordinances Of South Ogden City As Amended; Setting The Zoning Classification Of Said Property As R-3zc(e) In Conformance With The Recommendations Of The Planning Commission; Adopting And Annexing An Explanatory Map Of Said Property And Zones; And Providing For An Effective Date.

19 Feb 13



R-3ZC(E)

11 Units per acre

Annexed Area

R-3ZC(D)

