

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 the LEHI CITY, dated October 9, 2019, 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 the 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 18th day of November 2019 at Salt Lake City, Utah.



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

SPENCER J. COX
Lieutenant Governor



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

October 9, 2019

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

RE: Fort Knox #3 Annexation into Lehi City

Dear Sir,

At the May 14, 2019, Lehi City Council Meeting the Mayor and City Council unanimously approved Ordinance #36-2019 approving the Dixon Annexation. Since 60 days has elapsed from the approval date of the Ordinance, the Lehi City Council re-approved the boundary adjustment on September 24, 2019 by re-adopting Ordinance #36-2019.

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:

Teisha Wilson, City Recorder
Lehi City
153 N. 100 E.
Lehi, UT 84043

I can be reached at twilson@lehi-ut.gov or by calling (385) 201-2269.

Sincerely,

Teisha Wilson
City Recorder, CMC

enclosures



ORDINANCE NO: 36-2019

AN ORDINANCE APPROVING THE FORT KNOX ANNEXATION #3

WHEREAS, the Lehi City Council has adopted a resolution of intent to annex real property known as the Fort Knox Annexation #3, located at 2400 North 1200 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 14th day of May, 2019, 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.

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 Fort Knox Annexation #3 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 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 14th day of May, 2019; and was Re-approved on this 24th day of September, 2019.

ATTEST



MARK JOHNSON, Mayor



Teisha Wilson, City Recorder



EXHIBIT "A"

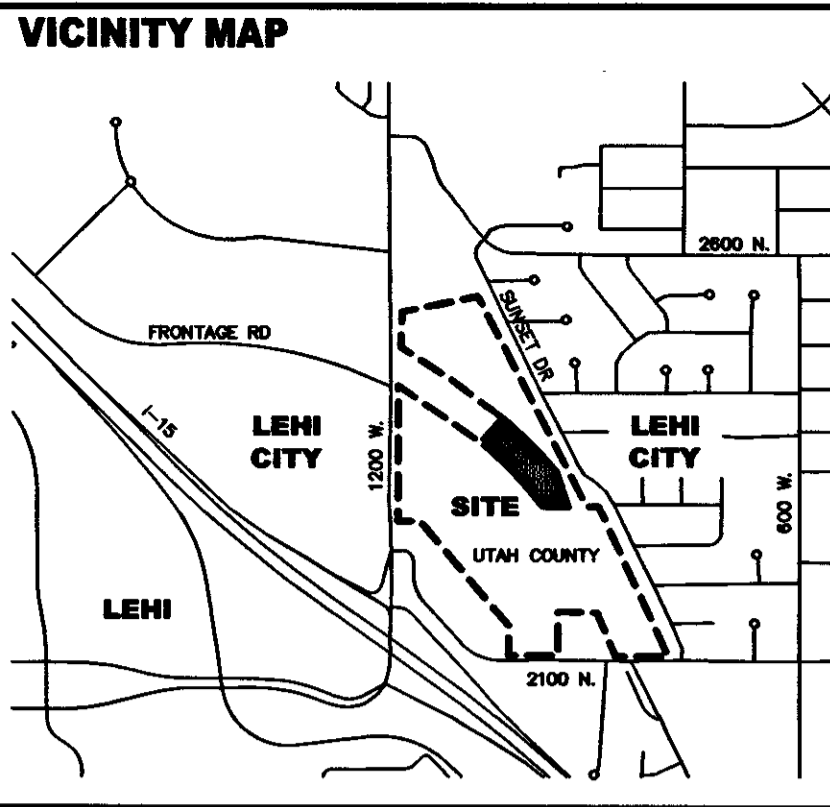
Fort Knox Annexation #3 Legal Description

BOUNDARY DESCRIPTION

A PORTION OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EXISTING MUNICIPAL BOUNDARY OF LEHI CITY, BEING LOCATED S0°06'29"E ALONG THE SECTION LINE 1182.85 FEET AND EAST 433.79 FEET FROM THE NORTHWEST CORNER OF SECTION 5, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN; THENCE ALONG SAID MUNICIPAL BOUNDARY THE FOLLOWING THREE (3) COURSES: N35°20'34"E 4.99 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF A 2768.50 FOOT RADIUS NON-TANGENT CURVE TO THE RIGHT (RADIUS BEARS: S37°15'51"W) 175.27 FEET THROUGH A CENTRAL ANGLE OF 3°37'38" (CHORD: S50°55'20"E 175.24 FEET); THENCE N38°36'50"E 183.96 FEET TO THE NORTHERLY LINE OF THAT REAL PROPERTY DESCRIBED AT ENTRY NO. 58437:2008; THENCE ALONG SAID REAL PROPERTY THE FOLLOWING FOURTEEN (14) COURSES: S50°41'46"E 5.34 FEET; THENCE N43°00'52"E 10.69 FEET; THENCE S48°17'18"E 37.70 FEET; THENCE S48°24'55"E 60.86 FEET; THENCE S46°48'19"E 51.13 FEET; THENCE S45°52'22"E 18.94 FEET; THENCE S45°30'23"E 60.09 FEET; THENCE S44°04'59"E 68.88 FEET; THENCE S42°55'00"E 55.59 FEET; THENCE S41°43'11"E 60.86 FEET; THENCE S40°43'30"E 35.90 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF A 2930.55 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT (RADIUS BEARS: N74°10'44"E) 225.52 FEET THROUGH A CENTRAL ANGLE OF 4°24'33" (CHORD: S18°01'33"E 225.46 FEET); THENCE N88°40'19"W 155.85 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF A 2763.50 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT (RADIUS BEARS: S51°43'46"W) 697.54 FEET THROUGH A CENTRAL ANGLE OF 14°27'44" (CHORD: N45°30'06"W 695.69 FEET) TO THE POINT OF BEGINNING.

CONTAINS: ±2.64 ACRES



FORT KNOX STORAGE OF LEHI ANNEXATION #3

LOCATED IN THE NORTHWEST QUARTER (NW 1/4) OF SECTION 5, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN

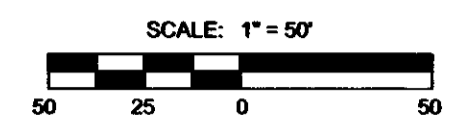
SURVEYOR'S CERTIFICATE

I, RYAN W. HALL, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 6310734 AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT THIS PLAT OF ANNEXATION TO THE CORPORATE LIMITS OF SARATOGA SPRINGS, UTAH COUNTY, UTAH IS A TRUE AND CORRECT REPRESENTATION OF DATA COMPILED FROM RECORDS ON FILE IN THE OFFICE OF THE UTAH COUNTY RECORDER.

BOUNDARY DESCRIPTION

A PORTION OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT A POINT ON THE EXISTING MUNICIPAL BOUNDARY OF LEHI CITY, BEING LOCATED 50°06'29"W ALONG THE SECTION LINE 1182.85 FEET AND EAST 433.79 FEET FROM THE NORTHWEST CORNER OF SECTION 5, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN; THENCE ALONG SAID MUNICIPAL BOUNDARY THE FOLLOWING THREE (3) COURSES: N35°20'34"E 4.99 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF A 2768.50 FOOT RADIUS NON-TANGENT CURVE TO THE RIGHT (RADIUS BEARS: S37°15'51"W) 175.27 FEET THROUGH A CENTRAL ANGLE OF 3°37'38" (CHORD: S50°55'20"E 175.24 FEET); THENCE N38°36'50"E 183.96 FEET TO THE NORTHERLY LINE OF THAT REAL PROPERTY DESCRIBED AT ENTRY NO. 584372008; THENCE ALONG SAID REAL PROPERTY THE FOLLOWING FOURTEEN (14) COURSES: S50°41'46"E 5.34 FEET; THENCE N43°00'52"E 10.69 FEET; THENCE S48°17'18"E 37.70 FEET; THENCE S48°24'55"E 60.86 FEET; THENCE S46°48'19"E 51.13 FEET; THENCE S45°52'22"E 18.94 FEET; THENCE S45°30'23"E 60.09 FEET; THENCE S44°04'59"E 68.88 FEET; THENCE S42°55'00"E 55.59 FEET; THENCE S41°43'11"E 60.86 FEET; THENCE S40°43'30"E 35.90 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF A 2830.55 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT (RADIUS BEARS: N74°10'44"E) 225.52 FEET THROUGH A CENTRAL ANGLE OF 4°24'33" (CHORD: S18°01'33"E 225.46 FEET); THENCE N88°40'19"W 155.85 FEET; THENCE NORTHWESTERLY ALONG THE ARC OF A 2763.50 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT (RADIUS BEARS: S51°43'46"W) 695.69 FEET THROUGH A CENTRAL ANGLE OF 14°27'44" (CHORD: N45°30'06"W 695.69 FEET) TO THE POINT OF BEGINNING.

CONTAINS: ±2.64 ACRES



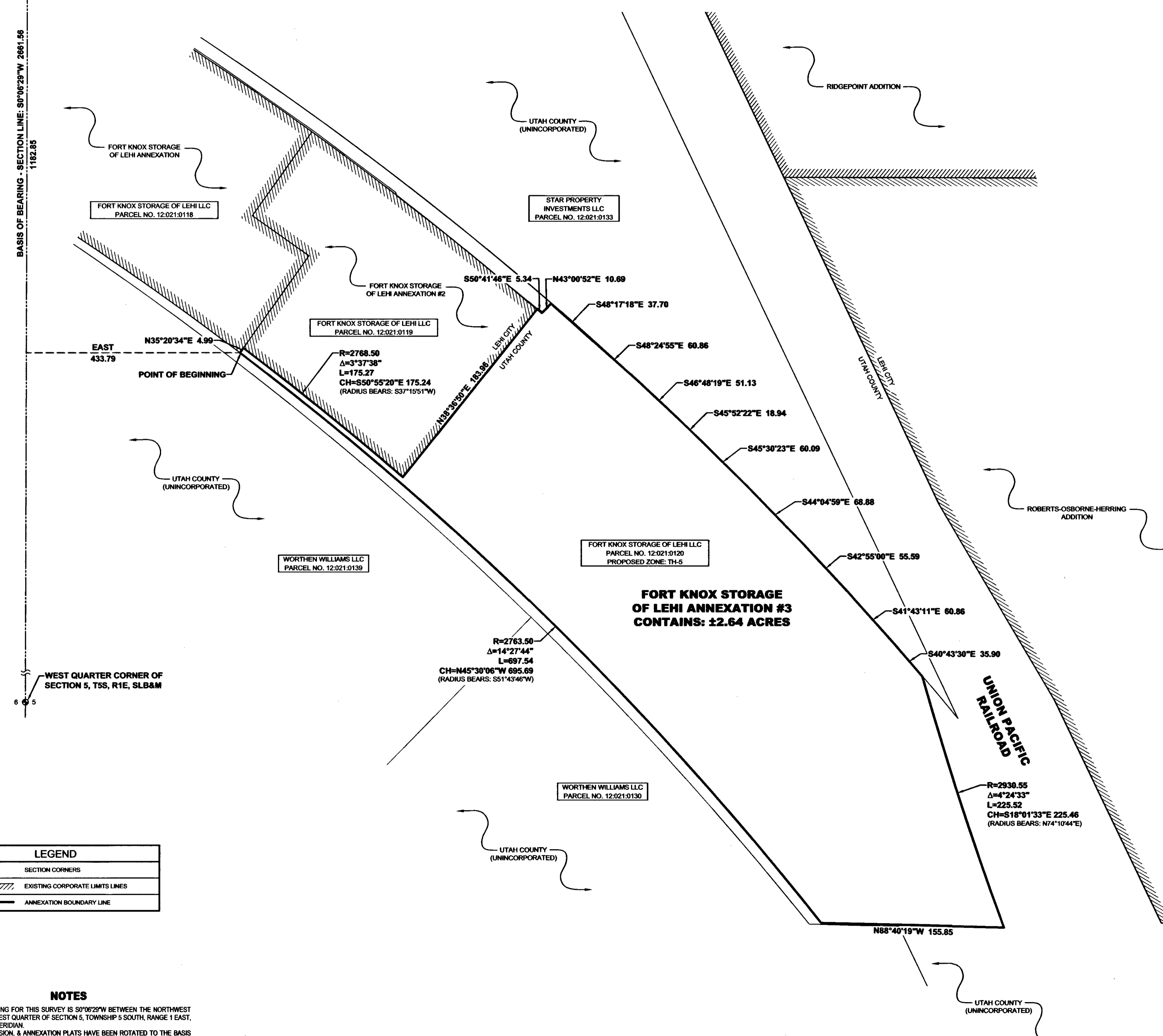
TOWNSHIP 4 SOUTH
TOWNSHIP 5 SOUTH
NORTHWEST CORNER OF SECTION 5, T5S, R1E, SLB&M

BASIS OF BEARING - SECTION LINE: S0°06'29"W 2861.56
1182.85

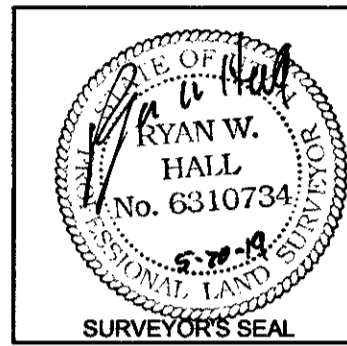
WEST QUARTER CORNER OF SECTION 5, T5S, R1E, SLB&M

LEGEND	
●	SECTION CORNERS
---	EXISTING CORPORATE LIMITS LINES
---	ANNEXATION BOUNDARY LINE

- NOTES**
- THE BASIS OF BEARING FOR THIS SURVEY IS S0°06'29"W BETWEEN THE NORTHWEST CORNER AND THE WEST QUARTER OF SECTION 5, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN.
 - ALL DEEDS, SUBDIVISION, & ANNEXATION PLATS HAVE BEEN ROTATED TO THE BASIS OF BEARING DESCRIBED ABOVE.



Ryan W. Hall
 RYAN W. HALL
 PROFESSIONAL LAND SURVEYOR
 REGISTRATION NO. 6310734
 May 20th, 2019
 DATE

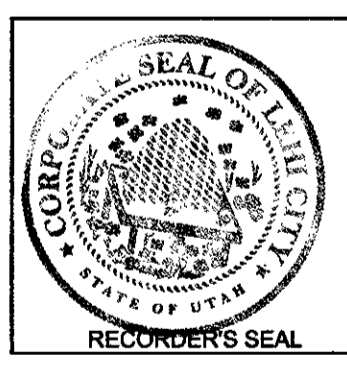


ACCEPTANCE BY LEGISLATIVE BODY

THIS IS TO CERTIFY THAT WE THE UNDERSIGNED LEHI CITY COUNCIL HAVE ADOPTED A RESOLUTION OF ITS INTENT TO ANNEX THE TRACT OF LAND SHOWN HEREIN AND HAVE SUBSEQUENTLY ADOPTED AN ORDINANCE ANNEXING SAID TRACT INTO LEHI CITY, UTAH AND THAT A COPY OF THE ORDINANCE HAS BEEN PREPARED FOR FILING HEREWITH ALL IN ACCORDANCE WITH UTAH CODE SECTION 10-2-418 AS REVISED AND THAT WE HAVE EXAMINED AND DO HEREBY APPROVE AND ACCEPT THE ANNEXATION OF THE TRACT AS SHOWN AS A PART OF SAID CITY AND THAT SAID TRACT OF LAND IS TO BE KNOWN HEREAFTER AS THE FORT KNOX STORAGE OF LEHI ANNEXATION #3 ANNEXATION.

DATED THIS 21st DAY OF May, A.D. 2019
Johnson

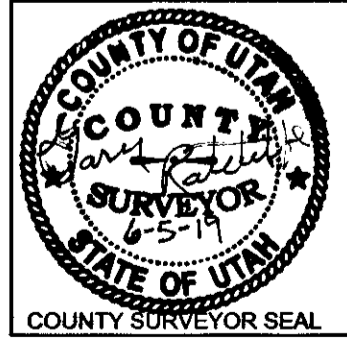
ATTEST: *Lisha Wilson*
 RECORDER



ACCEPTANCE BY COUNTY SURVEYOR

THIS PLAT HAS BEEN REVIEWED BY THE COUNTY SURVEYOR AND IS HEREBY CERTIFIED AS A FINAL LOCAL ENTITY PLAT, PURSUANT TO UTAH CODE ANNOTATED 17-23-20 AMENDED.

Dary Ratliff June 5, 2019
 COUNTY SURVEYOR



ANNEXATION PLAT
FORT KNOX STORAGE OF LEHI ANNEXATION #3
 LEHI CITY UTAH COUNTY, UTAH
 SCALE: 1" = 50 FEET
 SHEET: 1 of 1

UTAH COUNTY RECORDER

5/20/2019 8:42 AM
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