

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 RICHMOND CITY, dated September 10, 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 RICHMOND CITY, located in Cache County, State of Utah.

IN TESTIMONY WHEREOF, I have hereunto set my hand, and affixed the Great Seal of the State of Utah this 24th day of September 2019 at Salt Lake City, Utah.



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

SPENCER J. COX
Lieutenant Governor



RICHMOND
UTAH
Home of Black & White Days

(435) 258-2092 • 90 South 100 West , Richmond, Utah 84333

Mayor

Jeffrey D. Young

City Council Members

Lyle Bair

Kelly Crafts

Paul J. Erickson

Cheryl Peck

Tucker Thatcher

Justice Court Judge

Matthew C. Funk

City Administrator

Jeremy Kimpton

City Treasurer

Christine Purser

City Recorder

Justin B. Lewis

September 10, 2019

Utah Lieutenant Governor's Office
Utah State Capitol Complex, Suite 220
PO Box 142325
Salt Lake City, UT 84114-2325

To Whom It May Concern:

Richmond City has met the statutes and requirements in regards to the annexation of Parcel Numbers 09-046-0013 and 09-051-0011 into the city limits of Richmond City.

Included are the signed Survey, Resolution and Ordinance in regards to the annexation request.

If you have questions, I can be reached via email at justinboydlewis@gmail.com or by phone at (435) 757-9434.

Sincerely,

Justin B. Lewis
City Recorder

ORDINANCE 2019-9

Badger Capital LLC & Gary N. Spackman

WHEREAS, the owners of certain real property, described below, desire to annex such real property to the corporate limits of Richmond City, Utah; and

WHEREAS, said real property is located within the area proposed for annexation and covers a majority of the private land area within the area proposed for annexation; and

WHEREAS, said real property is equal in value to at least one-third (1/3) of the value of all private real property within the area proposed for annexation; and

WHEREAS, said real property is a contiguous, unincorporated area contiguous to the boundaries of Richmond City and the annexation thereof will not leave or create an unincorporated island or peninsula; and

WHEREAS, said property is undeveloped and covers an area that is equivalent to less than five percent (5%) of the total land mass of all private real property within Richmond City; and

WHEREAS, said owners have caused a Petition for Annexation to be filed with the city, together with an accurate plat of the real property which was made under the supervision of a competent, licensed surveyor; and

WHEREAS, on the 16th day of July 2019, the Richmond City Council received the required Notice of Certification from the City Recorder certifying that the annexation petition meets the requirements of State law; and

WHEREAS, the City Council published and mailed notice of the Certification, as required by law and no timely protests have been filed in accordance with the provisions of Section 10-2-407, Utah Code Annotated, as amended; and

WHEREAS, the City Council held the required public hearing after giving notice as required by law, and has determined the referenced annexation is desirable;

NOW THEREFORE, pursuant to Section 10-2-407, Utah Code Annotated, as amended, the City Council of Richmond City, Utah, hereby adopts, passes, and publishes the following:

AN ORDINANCE AMENDING THE MUNICIPAL ZONING MAP, ANNEXING CERTAIN REAL PROPERTY AND EXTENDING THE CORPORATE LIMITS OF RICHMOND CITY, UTAH.

BE IT ORDAINED, by the City Council of Richmond City, Cache County, State of Utah, as follows:

1. The real property, more particularly described in Paragraph 2, below, is hereby annexed to Richmond City, Utah, and the corporate limits of the City are hereby extended accordingly.
2. The real property which is the subject of this Ordinance is described as follows:

The Property is located at: Approximately 150 North 200 West, Richmond

Cache County Tax Parcels: 09-046-0013 & 09-051-0011

PARCEL NUMBER 09-046-0013

Part of Lot 2, Block 63, Plat "A", Richmond Farm Survey also located in the Northeast Quarter of Section 27, and the Northwest Quarter of Section 26, Township 14 North, Range 1 East of the Salt Lake Base and Meridian described as follows:

Beginning North 0°56'18" West along the East Line of the said Northeast Quarter of said Section 27, 219.69 feet and South 88°55'46" East along the North Right-of-Way Line of 10600 North Street also known as 150 North Street in Richmond, 559.19 feet of the East Quarter Corner of said Section 27; and thence North 88°55'46" West along the North Right-of-Way Line of said 10600 North Street also known as 150 North Street in Richmond, 660.04 feet; thence North 01°16'16" East, 659.93 feet to the North Line of said Lot 2; thence South 88°56'07" East along the North Line of said Lot 2, 660.04 feet to the West Right-of-Way Line of US Highway 91; thence South 01°16'16" West along the West Right-of-Way Line of said US Highway 91, 660.00 feet to the beginning.

10.00 Acres +/-

PARCEL NUMBER 09-051-0011

All of the Fractional Block 34, Plat A, Richmond City being more particularly described Metes and Bounds as follows:

A part of the West Half of Section 26 and the East Half of Section 27, Township 14 North, Range 1 East, Salt Lake Base and Meridian, U.S. Survey in Cache County, Utah:

Beginning at a point of the South Line of 150 North Street located 149.51 feet North 0°43'38" West along the Section Line from the West Quarter Corner of said Section 26; and running thence South 88°29'45" East 571.04 feet along the South Line of 150 North Street also being the North Line of Fractional Block 34 to the Northeast Corner of said Block 34; thence South 1°19'45" West 429.27 feet along the East Line of said Block 34 to the Southeast Corner thereof; thence North 88°40'15" West 653.45 feet along the South Line of said Block 34 to the Southwest Corner thereof; thence North 1°19'45" East 431.27 feet along the West Line of said Block 34 to the Northwest Corner thereof on the South Line of 150 North Street; thence South 88°29'45" East 82.41 feet along said South Line to the point of beginning.

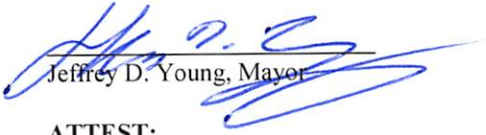
6.454 Acres

Note: A significant portion of Parcel Number 09-051-0011 is already located within the city limits but the entire legal description for the parcel is included.

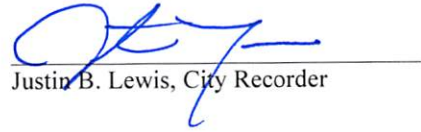
3. The real property described in Paragraph 2, above, shall be classified as being in the A-10 (Agricultural 10-Acre) Zone and the Zoning and Boundary Map of Richmond City shall be amended to include the real property described above.
4. A copy of this Ordinance and an original plat describing the property so annexed shall be filed with the Cache County Recorder within thirty (30) days after the date this Ordinance is adopted.
5. This ordinance shall be effective upon the posting in each of three (3) public places within the corporate limits of Richmond City.

ADOPTED AND PASSED by the Richmond City Council this 20th day of August, 2019.

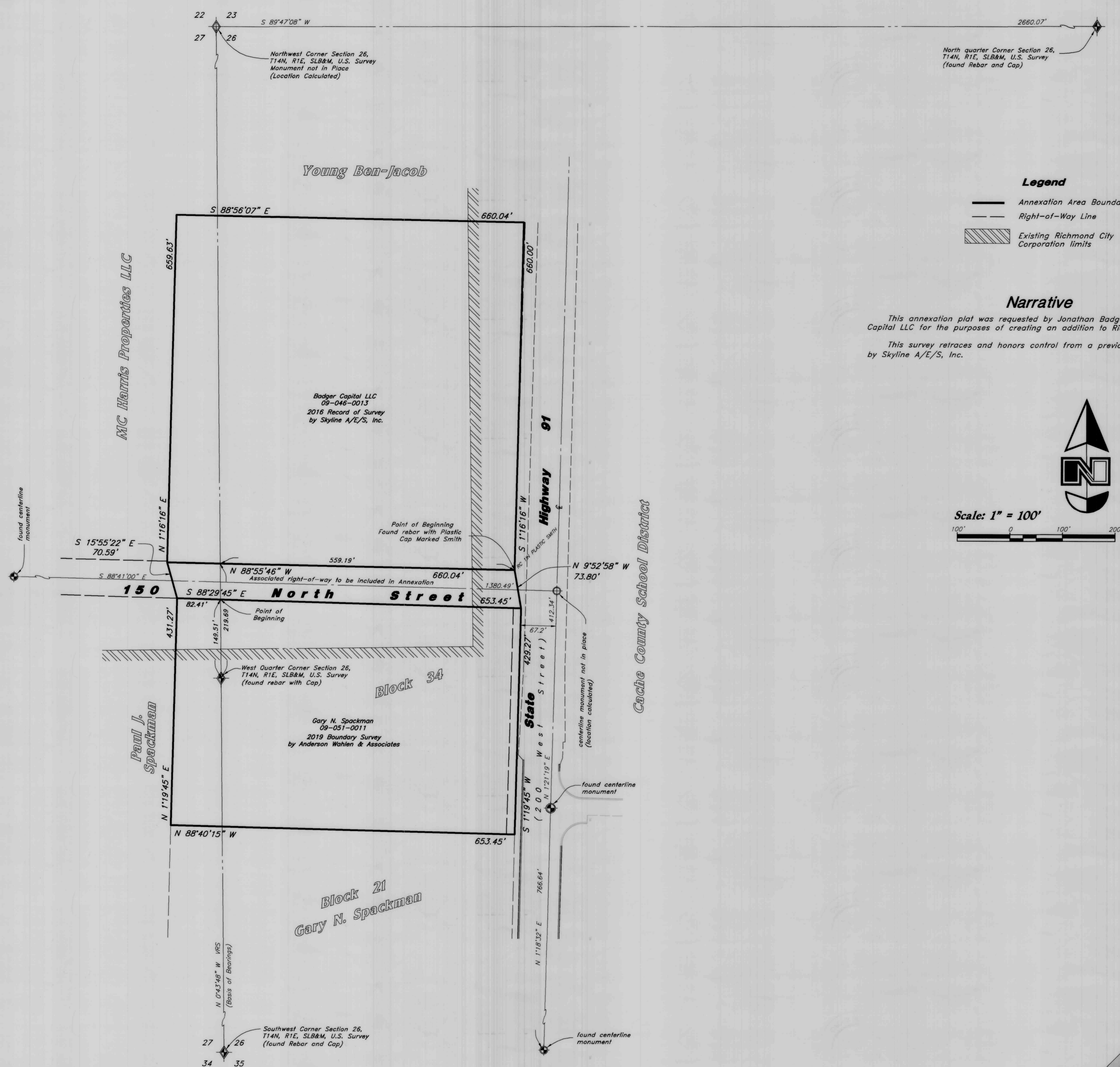
RICHMOND CITY CORPORATION


Jeffrey D. Young, Mayor

ATTEST:


Justin B. Lewis, City Recorder

ats rich annex



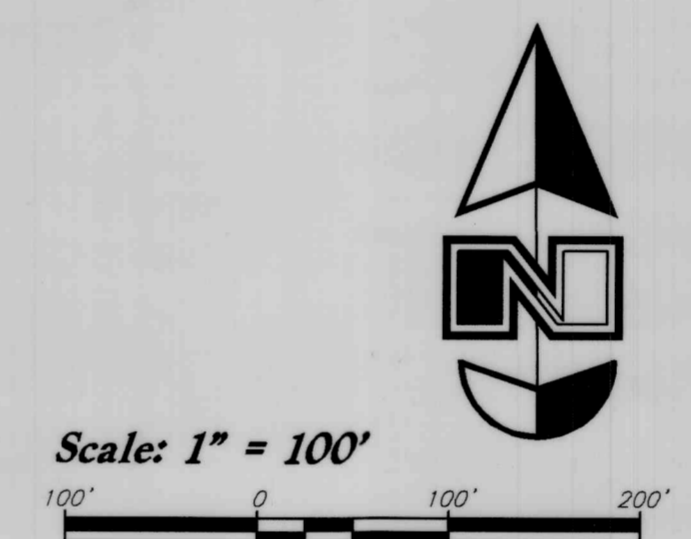
North quarter Corner Section 26, T14N, R1E, SL&M, U.S. Survey (Found Rebar and Cap) 2660.07'

- Legend**
- Annexation Area Boundary
 - - - Right-of-Way Line
 - ▨ Existing Richmond City Corporation limits

Narrative

This annexation plat was requested by Jonathan Badger, Trustee of Badger Capital LLC for the purposes of creating an addition to Richmond City.

This survey retraces and honors control from a previous 2016 Record of Survey by Skyline A/E/S, Inc.



Surveyor's Certificate

I, Ken B. Hawkes, do hereby certify that I am a Professional Land Surveyor, and that I hold Certificate No. 8707113 as prescribed under the Laws of the State of Utah. I further certify that this plat of addition to the corporate limits of Richmond City, Cache County, Utah is a true and correct representation of data compiled from a survey made by me from records on file at the office of the Cache County Recorder.

Dated This 27th Day of August 20 19

Ken B. Hawkes
Ken B. Hawkes
Utah PLS No. 8707113

Record Descriptions

Parcel: 09-046-0013

Part of Lot 2, Block 63, Plat "A", Richmond Farm Survey also located in the Northeast Quarter of Section 27, and the Northwest Quarter of Section 26, Township 14 North, Range 1 East of the Salt Lake Base and Meridian described as follows:

Beginning North 0°56'18" West along the East Line of the said Northeast Quarter of said Section 27, 219.63 feet and South 88°55'46" East along the North Right-of-Way Line of 10600 North Street also known as 150 North Street in Richmond, 559.19 feet of the East Quarter Corner of said Section 27; and thence North 88°55'46" West along the North Right-of-Way Line of said 10600 North Street also known as 150 North Street in Richmond, 660.04 feet; thence North 01°16'16" East, 659.93 feet to the North Line of said Lot 2; thence South 88°56'07" East along the North Line of said Lot 2, 660.04 feet to the West Right-of-Way Line of US Highway 91; thence South 01°16'16" West along the West Right-of-Way Line of said US Highway 91, 660.00 feet to the beginning.

Containing 10.00 acres +/-

Parcel: 09-051-0011

All of Fractional Block 34, Plat A, Richmond City being more particularly described Metes and Bounds as follows:

A part of the West Half of Section 26 and the East Half of Section 27, Township 14 North, Range 1 East, Salt Lake Base and Meridian, U.S. Survey in Cache County, Utah:

Beginning at a point on the South Line of 150 North Street located 149.51 feet North 0°43'38" West along the Section Line from the West Quarter Corner of said Section 26; and running thence South 88°29'45" East 571.04 feet along the South Line of 150 North Street also being the North Line of Fractional Block 34 to the Northeast Corner of said Block 34; thence South 1°19'45" West 429.27 feet along the East Line of said Block 34 to the Southeast Corner thereof; thence North 88°40'15" West 653.45 feet along the South Line of said Block 34 to the Southwest Corner thereof; thence North 1°19'45" East 431.27 feet along the West Line of said Block 34 to the Northwest Corner thereof on the South Line of 150 North Street; thence South 88°29'45" East 82.41 feet along said South Line to the point of beginning.

Contains 281,157 sq. ft. or 6.454 acres

Also that portion of 150 North Street lying between both parcels described of record above.

Less that portion within the State Highway 91 Right-of-Way.

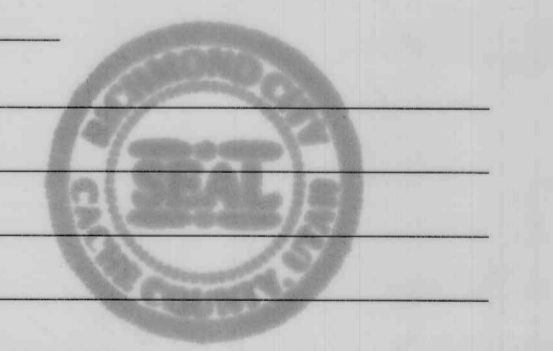
Less the area already included in the City limits.

Acceptance by Legislative Body

This is to certify that we the undersigned Richmond 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 Richmond 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 Badger Addition to Richmond City Annexation

Dated This 27th Day of August 20 19

Jeffrey Young
Mayor Jeffrey Young



Deputy County Surveyor

This Plat has been reviewed by the by the County Surveyor and is hereby certified as a final local authority pursuant to Utah Code Annotated 17-23-20 as amended.

[Signature]
Cache County Deputy Surveyor Date 9/4/2019

Annexation Plat

Badger Property Addition to Richmond City

Part of Lot 2, Block 63, Plat "A", Richmond Farm Survey also located in the Northeast Quarter of Section 27, and the Northwest Quarter of Section 26, Township 14 North, Range 1 East of the Salt Lake Base and Meridian

Recorded #

State of Utah, County of Cache, Recorded and Filed at the Request of

Date _____ Time _____ Book _____ Page _____

Fee \$ _____ Cache County Recorder

AWA
ANDERSON WAHLEN & ASSOCIATES
2010 North Redwood Road, Salt Lake City, Utah 84116
801 521-8529 - AWAengineering.net