

STATE OF UTAH

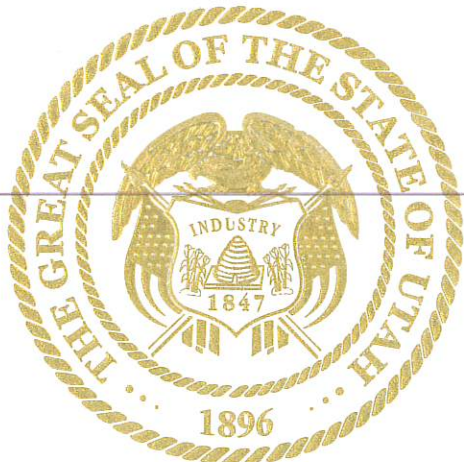


OFFICE OF THE LIEUTENANT GOVERNOR  
CERTIFICATE OF DISCONNECTION

I, SPENCER J. COX, LIEUTENANT GOVERNOR OF THE STATE OF UTAH, HEREBY CERTIFY THAT there has been filed in my office a notice of disconnection from PAROWAN CITY, dated November 12, 2020, complying with Section 10-2-507, 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 disconnection, referred to above, on file with the Office of the Lieutenant Governor pertaining to PAROWAN CITY, located in Iron County, State of Utah.

IN TESTIMONY WHEREOF, I have hereunto set my hand, and affixed the Great Seal of the State of Utah this 29<sup>th</sup> day of December 2020 at Salt Lake City, Utah.



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

SPENCER J. COX  
Lieutenant Governor



35 East 100 North  
Phone: (435) 477-3331

P.O. Box 576  
Fax: (435) 477-8092

Parowan, UT 84761  
[www.parowan.org](http://www.parowan.org)

## NOTICE OF IMPENDING BOUNDARY ACTION

Spencer J. Cox, Lieutenant Governor  
State of Utah  
P.O. Box 142325  
Salt Lake City, UT 84114-2324  
Emailed to: [annexations@utah.gov](mailto:annexations@utah.gov)

RE: Disconnection of Property from Parowan City for Del Tanner Sr. and Del Tanner Jr.

Dear Sir,

At the November 12<sup>th</sup>, 2020, Parowan City Council Meeting, the City Council unanimously approved Ordinance 2020-11-01 approving the disconnection of property for Del Tanner Sr. and Del Tanner Jr.

Attached is a copy of the referenced ordinance along with the final local entity plat of the property to be disconnected from Parowan City. We realize we are outside the 30 day submission window for this boundary action, however due to complications and delays caused directly by the Coronavirus, we are just now able to get the final local entity plat to forward to you. The Tanners have done their due diligence in the application process, including providing proper notices as required in Utah Code 10-2-501. We ask that you kindly take this into consideration as you review this boundary action.

Please send the Certificate of Disconnection as soon as you are able to:

Iron County Courthouse  
Attention: Carri Jeffries  
P.O. Box 429  
Parowan, UT 84761

I can be reached at [callie@parowan.org](mailto:callie@parowan.org) or by calling (435) 477-3331.

Sincerely,

Callie Bassett, CMC  
Parowan City Recorder

**ORDINANCE NO. 2020-11-01**

**AN ORDINANCE DISCONNECTING REAL PROPERTY FROM  
PAROWAN CITY MUNICIPAL BOUNDARIES**

**WHEREAS**, Parowan City, Iron County, State of Utah, a body politic, is a municipal corporation organized and established for the purpose of providing municipal services to its residents; and

**WHEREAS**, Parowan City municipal boundaries include certain real property from which Petitioners have filed a request with the City to disconnect, (hereafter “Petition”); and

**WHEREAS**, Parowan City has reviewed the Petition and determined that petitioner has properly complied with all requirements set forth in Utah Code Ann. §10-02-501; and

**WHEREAS**, Parowan City did hold a timely public meeting on November 12, 2020 pursuant to Utah Code Ann. §10-2-502.5 after proper notice had been provided; and

**WHEREAS**, Parowan City did receive input from the public regarding Petitioner’s request to disconnect; and

**WHEREAS**, Parowan City has reviewed factors such as public input, impact upon the adjoining property owners, existing or projected streets or public ways, and utility services, and have determined that Parowan City would not be adversely impacted in the foreseeable future if Petitioner’s Petition were granted; and

**WHEREAS**, Parowan City has determined by this ordinance that disconnection from Parowan City boundaries of the real property set forth in Exhibit A is appropriate, and should be granted.

**NOW, THEREFORE, IT IS ORDAINED** by the City Council of Parowan City, Iron County, Utah, that until further ordinance is adopted, the following legally described property is disconnected from Parowan City subject to the legal rights of any interested party to file a complaint for review with the District Court’ said Complaint to be filed within thirty (30) days from the date of execution hereof.

See Exhibit “A”: Property Description

This ordinance is hereby passed and adopted by the Parowan City Council on the 12<sup>th</sup> day of November, 2020, and will take effect in accordance with the terms set forth herein and shall become effective immediately upon execution thereof.

[Signatures on Following Page]

  
\_\_\_\_\_  
Preston B. Griffiths, Mayor

*[Faint blue ink scribble or signature]*

**VOTING:**

**AYE**

**NAY**

**ABSTAIN**

David M. Burton

\_\_\_\_\_

\_\_\_\_\_

Matthew Gale

\_\_\_\_\_

\_\_\_\_\_

James M. Harris

\_\_\_\_\_

\_\_\_\_\_

James W. Shurtleff

\_\_\_\_\_

\_\_\_\_\_

Patricia A. Vesely

\_\_\_\_\_

\_\_\_\_\_

Attested by:

  
\_\_\_\_\_  
Callie Bassett, CMC, City Recorder





## **EXHIBIT A: PROPERTY DISCRPTION**

### **NARRATIVE**

Del Tanner Sr., owner of parcel 2, and Del Tanner Jr., owner of Parcel 1, have requested a disconnection from Parowan City back to Iron County. The Tanners have met with both Parowan City and Iron County about the disconnection of this parcel from Parowan back to Iron County. Both municipalities were in support of the disconnection because Parowan City would not provide services to the property. Previous owners' decision to annex into the city was in hopes that the city would in fact provide services, but the city has made it clear it has no intention to provide any services now or in the future.

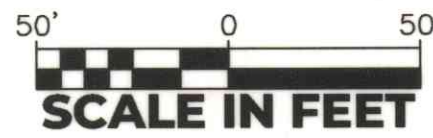
### **BOUNDARY PER RECORD DEED**

PARCEL 1: BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 34 SOUTH, RANGE 9 WEST OF SALT LAKE BASE AND MERIDIAN; RUNNING THENCE ALONG TH 1/16<sup>TH</sup> LINE N89° 40'56"W 758.10 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF AN EXISTING ROADWAY; THENCE ALONG SAID RIGHT-OF-WAY LINE N42° 54'04"E 784.62 FEET; THENCE LEAVING SAID RIGHT-OF-WAY LINE S54° 59'36" 274.99 FEET TO A POINT ON THE EAST SECTION LINE OF SAID SECTION 13; THENCE ALONG SAID EAST SECTION LINE S00° 10'24"W 421.22 FEET TO THE POINT OF BEGINNING AND CONTAINS 6.12 ACRES.

Boundary per record deed book: 1348 Page: 438

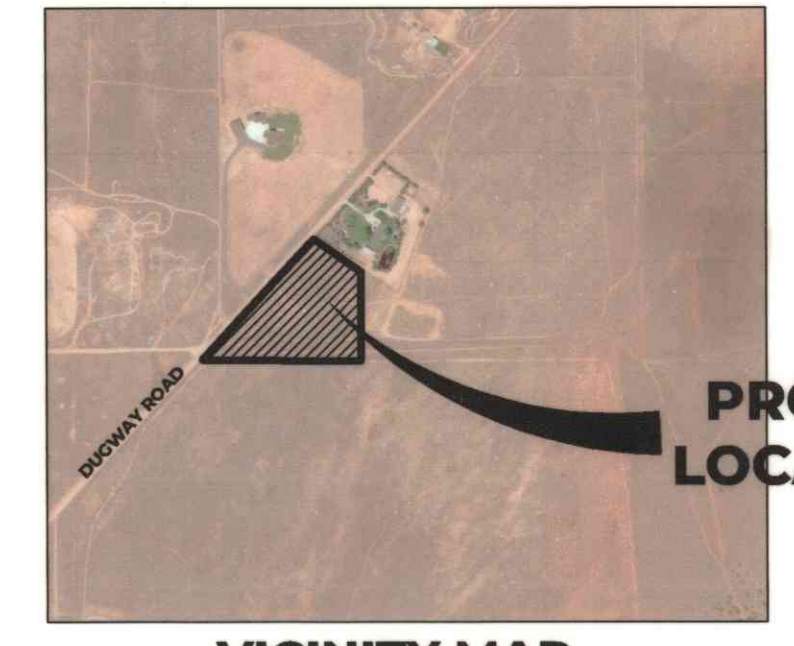
PARCEL 2: BEGINNING AT A POINT A POINT N0° 10'24"W 421.22 FEET ALONG THE EASTERLY SECTION LINE FROM THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 34 SOUTH, RANGE 9 WEST, SALT LAKE BASE AND MERIDIAN; RUNNING THENCE N54° 59'36"W 274.99 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY OF AN EXISTING ROADWAY; THENCE ALONG SAID RIGHT-OF-WAY LINE, N42° 54'04"E 332.66 FEET TO A POINT ON THE EASTERLY SECTION LINE OF SAID SECTION 13; THENCE ALONG SAID SECTION LINE S0°10'24"W 401.43 FEET TO THE POINT OF BEGINNING AND CONTAINING 1.04 ACRES.

Boundary per record deed book: 1348 Page: 438

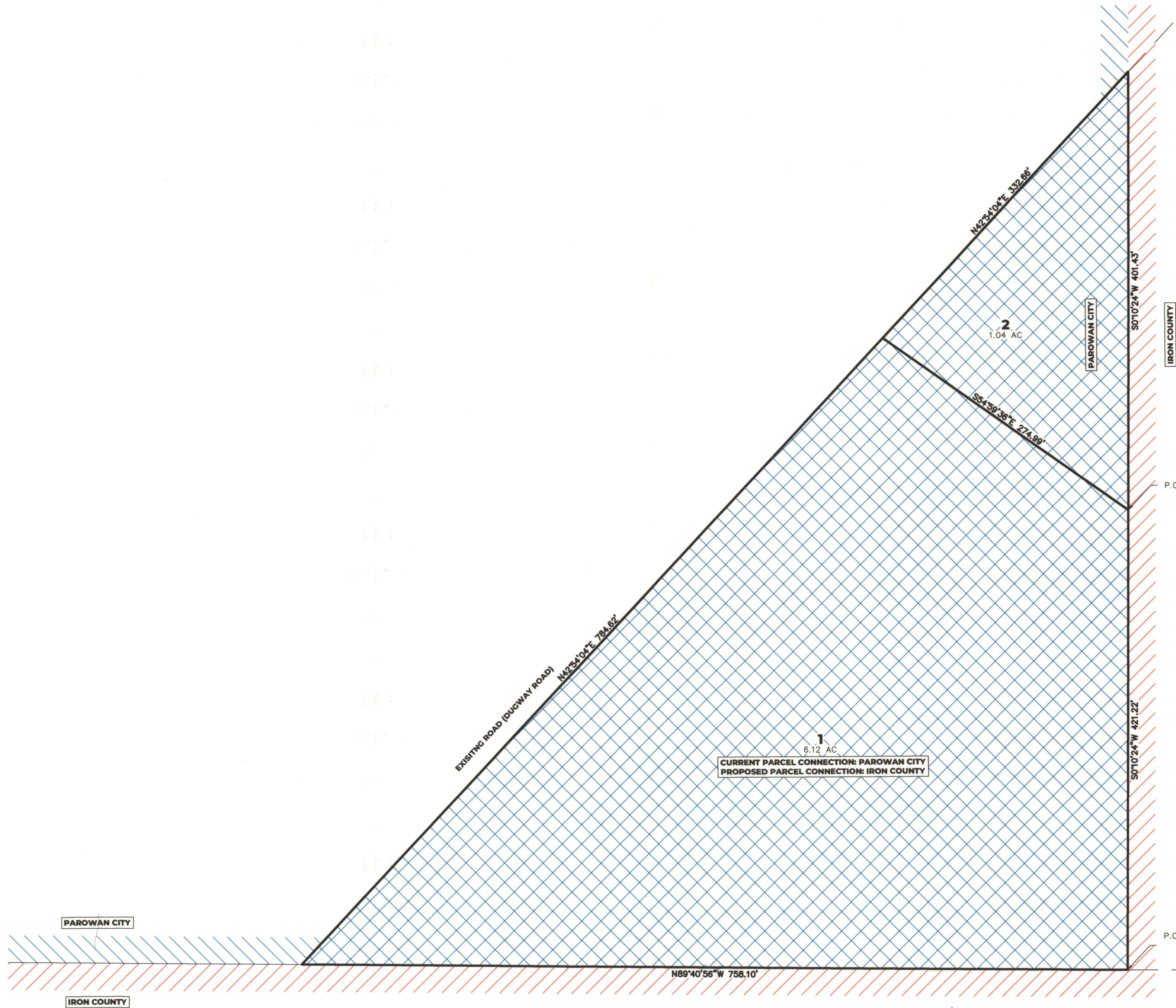


# PARCEL DISCONNECTION PLAT FOR DEL TANNER

LOCATED IN SECTION 13, T34S, R9W, SLB&M



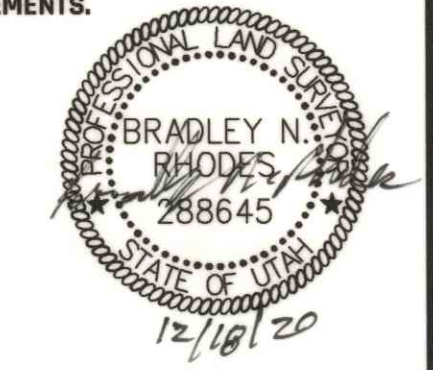
VICINITY MAP  
N.T.S.



### SURVEYOR'S CERTIFICATE

I, BRADLEY N. RHODES, PROFESSIONAL UTAH LAND SURVEYOR NO. 288645, HOLD A LICENSE IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT. I HEREBY CERTIFY THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT AND HAVE VERIFIED ALL MEASUREMENTS.

*Bradley N. Rhodes*  
BRADLEY N. RHODES P.L.S. NO. 288645



### NARRATIVE

DEL TANNER SR., OWNER OF PARCEL 2, AND DEL TANNER JR., OWNER OF PARCEL 1, HAVE REQUESTED AN DISCONNECTION FROM PAROWAN CITY BACK TO IRON COUNTY. THE TANNERS HAVE MET WITH BOTH PAROWAN CITY AND IRON COUNTY ABOUT THE DISCONNECTION OF THIS PARCEL FROM PAROWAN BACK TO IRON COUNTY, BOTH MUNICIPALITIES WERE IN SUPPORT OF THE DISCONNECTION BECAUSE PAROWAN CITY WOULD NOT PROVIDE SERVICES TO THE PROPERTY. PREVIOUS OWNERS' DECISION TO ANNEX INTO THE CITY WAS IN HOPES THAT THE CITY WOULD IN FACT PROVIDE SERVICES, BUT THE CITY HAS MADE IT CLEAR IT HAS NO INTENTION TO PROVIDE ANY SERVICES NOW OR IN THE FUTURE.

### BOUNDARY PER RECORD DEED

PARCEL 1: BEGINNING AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 34 SOUTH, RANGE 9 WEST, SALT LAKE BASE AND MERIDIAN; RUNNING THENCE ALONG THE 1/16TH LINE N89°40'56"W 758.10 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF AN EXISTING ROADWAY; THENCE ALONG SAID RIGHT-OF-WAY LINE N42°54'04"E 784.82 FEET; THENCE LEAVING SAID RIGHT-OF-WAY LINE S84°59'26"E 274.59 FEET TO A POINT ON THE EAST SECTION LINE OF SAID SECTION 13; THENCE ALONG SAID EAST SECTION LINE 90°10'24"W 421.22 FEET TO THE POINT OF BEGINNING AND CONTAINS 6.12 ACRES.  
BOUNDARY PER RECORD DEED BOOK: 1348 PAGE: 438

PARCEL 2: BEGINNING AT A POINT N0°10'24"W 421.22 FEET ALONG THE EASTERLY SECTION LINE FROM THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 34 SOUTH, RANGE 9 WEST, SALT LAKE BASE AND MERIDIAN; RUNNING THENCE N55°139'36"E 274.89 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY OF AN EXISTING ROADWAY; THENCE ALONG SAID RIGHT-OF-WAY LINE N42°54'04"E 332.66 FEET TO A POINT ON THE EASTERLY SECTION LINE OF SAID SECTION 13; THENCE ALONG SAID SECTION LINE 50°10'24"W 401.43 FEET TO THE POINT OF BEGINNING AND CONTAINING 1.04 ACRES.  
BOUNDARY PER RECORD DEED BOOK: 1348 PAGE: 438

DISCONNECTION SPONSOR: DEL TANNER SR. & JR.  
PO BOX 1710  
PAROWAN, UT 84761  
DEL@DEL TANNER.COM  
480-275-0940

### NOTES

- CURRENT MUNICIPALITY DISCONNECTING FROM: PAROWAN CITY  
PROPOSED DISCONNECTION INTO : IRON COUNTY
- THIS DISCONNECTION PLAT WAS PREPARED ON 12/10/20.

### PAROWAN CITY SURVEYOR APPROVAL

I, BRANDON ANDERSON, PAROWAN CITY SURVEYOR, DO HEREBY CERTIFY THAT THIS DISCONNECTION PLAT WAS EXAMINED AND ACCEPTED BY ME THIS THE 17 DAY OF DECEMBER, 2020.

*Brandon Anderson*  
BRANDON ANDERSON - PAROWAN CITY SURVEYOR

### IRON COUNTY SURVEYOR APPROVAL

I, STEVEN PLATT, IRON COUNTY SURVEYOR, DO HEREBY CERTIFY THAT THIS DISCONNECTION PLAT WAS EXAMINED AND ACCEPTED BY ME THIS THE 17 DAY OF DECEMBER, 2020.

*Steven Platt*  
STEVE PLATT - COUNTY SURVEYOR



### CERTIFICATE OF APPROVAL

I, *Parowan City Mayor* MAYOR OF PAROWAN CITY CORPORATION, DO HEREBY CERTIFY THAT THIS PLAT HAS BEEN APPROVED BY THE CITY COUNCIL AND IS HEREBY ORDERED FILED FOR RECORD IN THE OFFICE OF THE IRON COUNTY RECORDER ON THIS THE 20 DAY OF Dec., 2020.

BY: *Parowan City Mayor*  
PAROWAN CITY MAYOR

ATTEST: *Mimi Barakat*  
CITY RECORDER

### CERTIFICATE OF RECORDING

I, CARRI JEFFRIES, COUNTY RECORDER OF IRON COUNTY, DO HEREBY CERTIFY THAT THIS FINAL PLAT WAS FILED FOR RECORD IN MY OFFICE ON THIS THE \_\_\_ DAY OF \_\_\_, 20\_\_.

BOOK \_\_\_ PAGE \_\_\_ COUNTY RECORDER - CARRI JEFFRIES

ENTRY NO. \_\_\_ FEE \_\_\_  
RECORDED AT THE REQUEST OF \_\_\_

NO.	DESCRIPTION	BY	DATE

**GO CIVIL ENGINEERING**

590 N. 800 W. CEDAR CITY, UT 84721  
#(435) 586-9592 WWW.GOCIVIL.NET

PARCEL DISCONNECTION PLAT  
FOR  
DEL TANNER

LOCATED IN SECTION 13, T34S, R9W, SLB&M

CHECKED:	
SCALE: 1" = 50'	DRAWN: BB
DATE: 12/16/2020	SHEET: 1 OF 1