

STATE OF UTAH



OFFICE OF THE LIEUTENANT GOVERNOR
CERTIFICATE OF CREATION

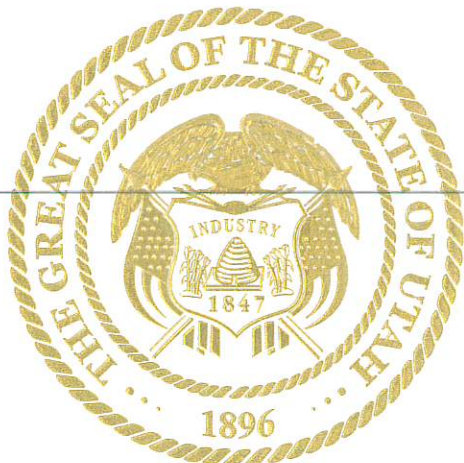
I, DEIDRE M. HENDERSON, LIEUTENANT GOVERNOR OF THE STATE OF UTAH, HEREBY CERTIFY THAT there has been filed in my office a notice of annexation from EAGLE MOUNTAIN CITY, dated December 17, 2020, complying with Section 10-2-425, Utah Code Annotated, 1953, as amended.

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 creation, referred to above, on file with the Office of the Lieutenant Governor pertaining to the EAGLE MOUNTAIN 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 22nd day of January, 2021 at Salt Lake City, Utah.

A handwritten signature in black ink that reads "Deidre M. Henderson".

DEIDRE M. HENDERSON
Lieutenant Governor





December 17, 2020

Sent via email

Utah State Lt. Governor's Office
P.O. Box 140760
State Office Building, Room 1160
Salt Lake City, UT 84114

RE: Notice of Impending Boundary Action Butterfield Addition

Honorable Lt. Governor:

I, Fionnuala B. Kofoed, City Recorder for Eagle Mountain City, hereby certify that Eagle Mountain City, Utah has adopted an annexation ordinance and approved a petition for annexation and completed all actions legally required to annex the territory described on the attached plat for annexation known as "Butterfield Annexation".

If you have any questions concerning this annexation, please contact my office.

Sincerely,

Fionnuala B. Kofoed, CMC
City Recorder

Phone (801)789-6610

ANNEXATION BOUNDARY DESCRIPTION:

BEGINNING AT THE NORTHEAST CORNER OF SECTION 14, TOWNSHIP 5 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE, SOUTH 00°10'27" WEST, ALONG THE SECTION LINE COMMON WITH SECTIONS 13 AND 14, A DISTANCE OF 2676.08 FEET TO THE EAST QUARTER CORNER OF SAID SECTION 14; THENCE, NORTH 89°02'13" WEST, ALONG THE EAST-WEST CENTER QUARTER LINE, A DISTANCE OF 2687.78 FEET TO THE CENTER QUARTER CORNER OF SAID SECTION 14; THENCE NORTH 01°04'15" EAST, ALONG THE NORTH-SOUTH CENTER QUARTER LINE, A DISTANCE OF 1328.13 FEET TO THE EAST-WEST 40-ACRE LINE OF THE NORTHWEST QUARTER OF SECTION 14; THENCE, NORTH 89°02'48" WEST, ALONG SAID EAST-WEST 40-ACRE LINE, A DISTANCE OF 1356.42 FEET TO THE NORTH-SOUTH 40-ACRE LINE OF SAID NORTHWEST QUARTER OF SECTION 14; THENCE NORTH 00°45'35" EAST, ALONG SAID NORTH-SOUTH 40-ACRE LINE, A DISTANCE OF 1327.91 FEET TO THE SECTION LINE COMMON WITH SECTIONS 11 AND 14; THENCE, SOUTH 89°03'23" EAST, ALONG SAID SECTION LINE, A DISTANCE OF 1363.63 FEET TO THE NORTH QUARTER CORNER OF SAID SECTION 14; THENCE, SOUTH 89°27'38" EAST, ALONG THE SECTION LINE COMMON WITH SECTIONS 11 AND 14, A DISTANCE OF 2646.02 FEET TO THE NORTHEAST CORNER OF SECTION 14 AND THE POINT OF BEGINNING OF THIS DESCRIPTION.

CONTAINS 204.69 ACRES (MORE OR LESS)

ORDINANCE NO. O-35-2020

AN ORDINANCE OF EAGLE MOUNTAIN CITY, UTAH, ANNEXING AN AREA OF APPROXIMATELY 204 ACRES, COMMONLY KNOWN AS THE BUTTERFIELD ANNEXATION

PREAMBLE

The City Council of Eagle Mountain City finds that the owners of the real property described herein petitioned for annexation of the real property to the corporate limits of Eagle Mountain City and that all required notices were given and provided to affected entities and others, as required by law.

The real property described herein is an unincorporated area contiguous to the current boundary of Eagle Mountain City, and the annexation will not leave or create an unincorporated island or peninsula.

The City Council finds that it is in the public interest to annex the real property to Eagle Mountain City and has caused a plat of the real property to be prepared by a licensed surveyor.

All public hearings and notices have been completed as a prerequisite to amending the General Plan of the City to include the annexed property and to zone the land proposed for annexation for agricultural and parks and open space use.

After public comment and careful consideration, the City Council has determined to annex the referenced property and therefore, finds that it should grant the petitions for annexation with respect to the real property described herein.

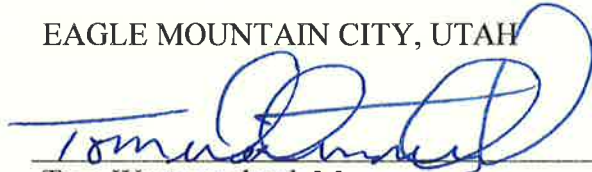
BE IT ORDAINED by the City Council of Eagle Mountain City, Utah:

1. The real property described on the attached annexation plat, referenced as Exhibit A, is hereby annexed to Eagle Mountain City and the corporate limits of Eagle Mountain City are hereby amended and extended to incorporate the real property described herein.
2. The General Plan for Eagle Mountain City is hereby amended and approved as set forth on Exhibit B.
3. The real property described on Exhibit A is hereby zoned Agriculture and Natural Open Space, as described on Exhibit B.
4. A certified copy of this Ordinance and an original plat describing the property so annexed, shall be filed with the Utah County Recorder within thirty (30) days after the date this Ordinance is adopted.
5. Amended Articles of Incorporation shall be filed with the Utah Lieutenant Governor's office as required by law.

6. A certified copy of this Ordinance, an original plat describing the property annexed and a Notice of Annexation pursuant to Utah Code Ann. §10-1-116, shall be filed with the Utah State Tax Commission within forty-five (45) days after the date this Ordinance is adopted.
7. This Ordinance shall be effective on the date of its first posting or publication, whichever occurs first.
8. The Mayor or the designee of the Mayor is authorized to notify and implement this annexation with respect to local, county and state governmental entities.

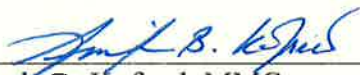
ADOPTED by the City Council of Eagle Mountain City, Utah, this 17th day of November, 2020.

EAGLE MOUNTAIN CITY, UTAH



Tom Westmoreland, Mayor

ATTEST:



Fionnuala B. Kofoed, MMC
City Recorder



CERTIFICATION

The above Ordinance was adopted by the City Council of Eagle Mountain City, Utah on this 17th day of November, 2020.

Those voting aye:

Those voting nay:

Those excused:

Donna Burnham

Donna Burnham

Donna Burnham

Melissa Clark

Melissa Clark

Melissa Clark

Colby Curtis

Colby Curtis

Colby Curtis

Jared Gray

Jared Gray

Jared Gray

Carolyn Love

Carolyn Love

Carolyn Love



Fionnuala B. Kofoed, MMC
City Recorder

Posted to City bulletin boards on

11/20/2020

by

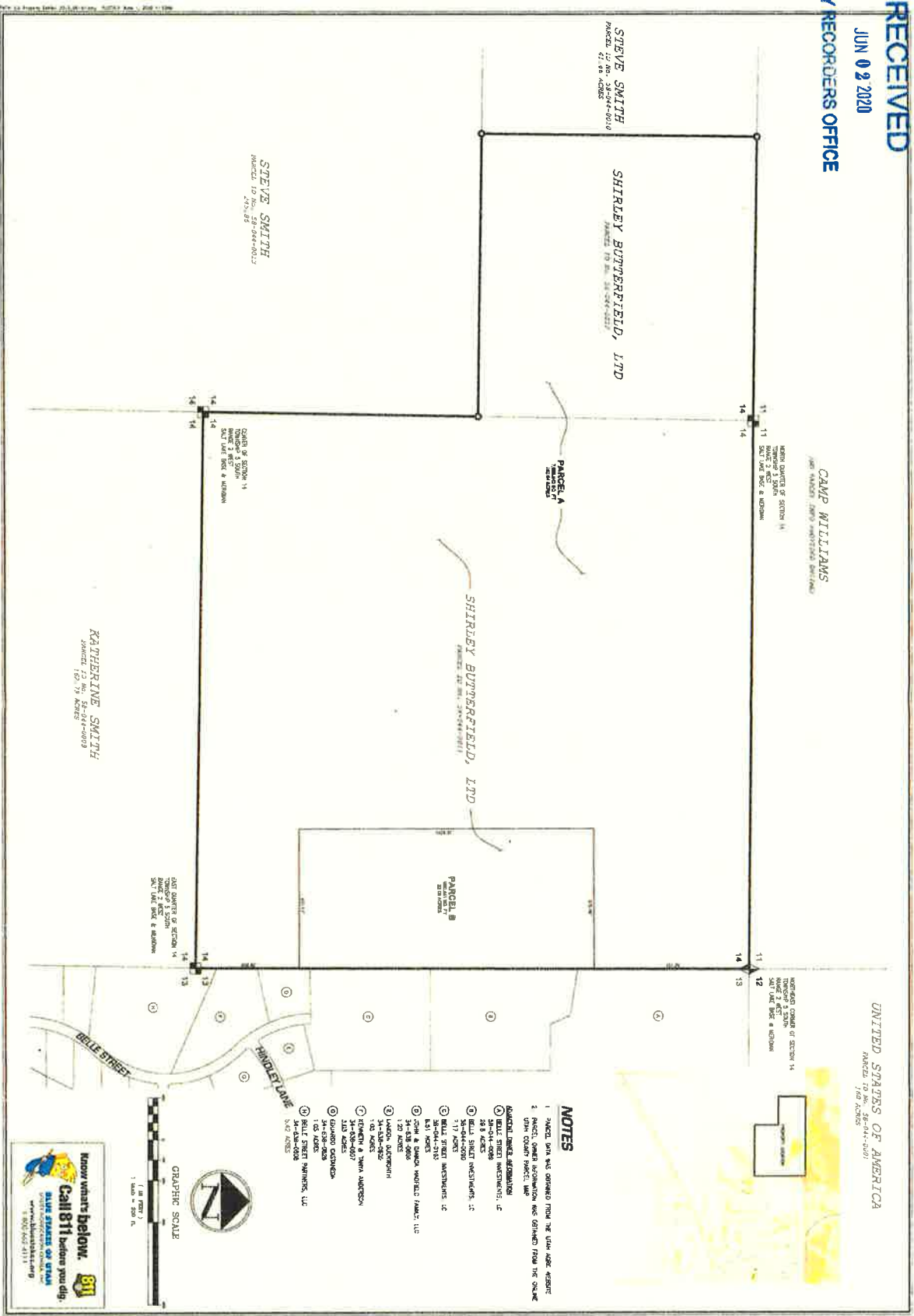
CP

Exhibit A

RECEIVED

JUN 02 2020

CITY RECORDERS OFFICE



SHIRLEY BUTTERFIELD, LTD 200+ ACRE PROPERTY

PROPERTY EXHIBIT

FABLE MOUNTAIN UTAH

PLANNED

DATE	BY	REVISION

ENGINEERING

Know what's below.
Call 811 before you dig.

811

SHIRLEY BUTTERFIELD, LTD
200+ ACRE PROPERTY
FABLE MOUNTAIN UTAH

SHEET NO.
EX-1
1 OF 1

Exhibit B

RECEIVED

JUN 02 2020

CITY RECORDERS OFFICE

Proposed Zoning Map

CAMP WILLIAMS
289 PARCELS (2011 AERIAL PHOTO)

UNITED STATES OF AMERICA
PARCEL ID No. 58-044-0001
1.63 ACRES

NORTH QUARTER OF SECTION 14
TOWNSHIP 3 SOUTH
RANGE 2 WEST
SALT LAKE BASIN & MERRIAM

NORTHEAST CORNER OF SECTION 14
TOWNSHIP 3 SOUTH
RANGE 2 WEST
SALT LAKE BASIN & MERRIAM

STEVE SMITH
PARCEL ID No. 58-044-0010
41.46 ACRES

 Agriculture
 Natural Open Space

STEVE SMITH
PARCEL ID No. 58-044-0013
245.26

KATHERINE SMITH
PARCEL ID No. 58-044-0009
162.79 ACRES

EAST QUARTER OF SECTION 14
TOWNSHIP 3 SOUTH
RANGE 2 WEST
SALT LAKE BASIN & MERRIAM



NOTES

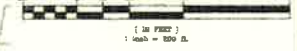
1. PARCEL DATA WAS OBTAINED FROM THE UTAH AGRIC WESTERN
2. PARCEL OWNER INFORMATION WAS OBTAINED FROM THE ONLINE UTAH COUNTY PARCEL MAP

NEIGHBORING OWNERS (BY QUARTER)

- (A) BELLE STREET INVESTMENTS, LC
08-044-0020
20.8 ACRES
- (B) BELLE STREET INVESTMENTS, LC
58-044-0020
7.17 ACRES
- (C) BELLE STREET INVESTMENTS, LC
58-044-0163
6.51 ACRES
- (D) JOHN & DANICA HADFIELD FAMILY, LLC
24-038-0020
1.20 ACRES
- (E) LINDSON DUCKWORTH
24-038-0020
1.02 ACRES
- (F) KENNETH & TANYA ANDERSON
24-038-0027
3.03 ACRES
- (G) EDUARDO CASTANEDA
24-038-0029
1.06 ACRES
- (H) BELLE STREET PARTNERS, LLC
24-038-0020
3.47 ACRES



GRAPHIC SCALE



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 **Utah**
UTILITY MODIFICATION CENTER, INC.
www.Utah811.org
1-800-662-4111

 **ENGINEERING**
27 Engineering, P.C.
1000 South 2000 West
South Weber, Utah
801-366-0700



DATE: _____
BY: _____

SHIRLEY BUTTERFIELD LTD. 200+ ACRE PROPERTY
PROPERTY EXHIBIT
EAGLE MOUNTAIN, UTAH

SHEET NO. _____
DATE: JUNE 1, 2020
© COPYRIGHT 2020

SHEET NO.
EX-1
1 of 1

RECEIVED

JUN 02 2020

CITY RECORDERS OFFICE

Proposed General Plan Land Use Designations

UNITED STATES OF AMERICA
PARCEL ID No. 58-041-0001
1.60 ACRES

CAMP WILLIAMS
(NO PARCEL INFO PROVIDED ONLINE)

SOUTH QUARTER OF SECTION 14
TOWNSHIP 5 SOUTH
RANGE 3 WEST
SALT LAKE BASIN & MERRIAM

NORTHEAST CORNER OF SECTION 14
TOWNSHIP 5 SOUTH
RANGE 3 WEST
SALT LAKE BASIN & MERRIAM

STEVE SMITH
PARCEL ID No. 58-041-0001
1.60 ACRES

STEVE SMITH
PARCEL ID No. 58-041-0013
245 ACRES

KATHERINE SMITH
PARCEL ID No. 58-041-0009
167.78 ACRES

- Parks and Open Space
- Agriculture/Rural Density One

NOTES

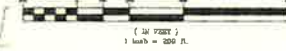
1. PARCEL DATA WAS OBTAINED FROM THE UTAH AGRI-MEASUREMENTS.
2. PARCEL OWNER INFORMATION WAS OBTAINED FROM THE ONLINE UTAH COUNTY PARCELS MAP.

ADJACENT OWNER INFORMATION

- (A) BELLE STREET INVESTMENTS, LLC
58-044-0089
29.8 ACRES
- (B) BELLE STREET INVESTMENTS, LLC
58-044-0090
7.17 ACRES
- (C) BELLE STREET INVESTMENTS, LLC
58-041-0153
6.51 ACRES
- (D) JOHN & DANICA HADFIELD FAMILY, LLC
34-638-0005
1.30 ACRES
- (E) LONDON DICKINSON
24-638-0002
1.02 ACRES
- (F) KATHLEEN M. SANTA ANGELOSON
24-638-0007
3.03 ACRES
- (G) EDUARDO CASTANEDA
24-638-0020
1.85 ACRES
- (H) BELLE STREET PARTNERS, LLC
34-638-0008
3.47 ACRES



GRAPHIC SCALE



Know what's below. **811**
Call 811 before you dig.

BLUES STATES OF UTAH
UTILITY INFORMATION CENTER, INC.
www.bluestates.org
1-800-662-4111

ENGINEERING

JT Engineering, PC
100 South 2000 East
Suite 1000 Salt Lake City, UT 84143

DATE	REVISION

SHIRLEY BUTTERFIELD LTD. 200+ ACRES PROPERTY

PROPERTY EXHIBIT

LAUGHLIN MOUNTAIN UTILITY

SHEET SIZE ARCH D
H SCALE 1" = 300'

DATE: 05/27/2020
© COPYRIGHT 2020

SHEET NO
EX-1
1 of 1

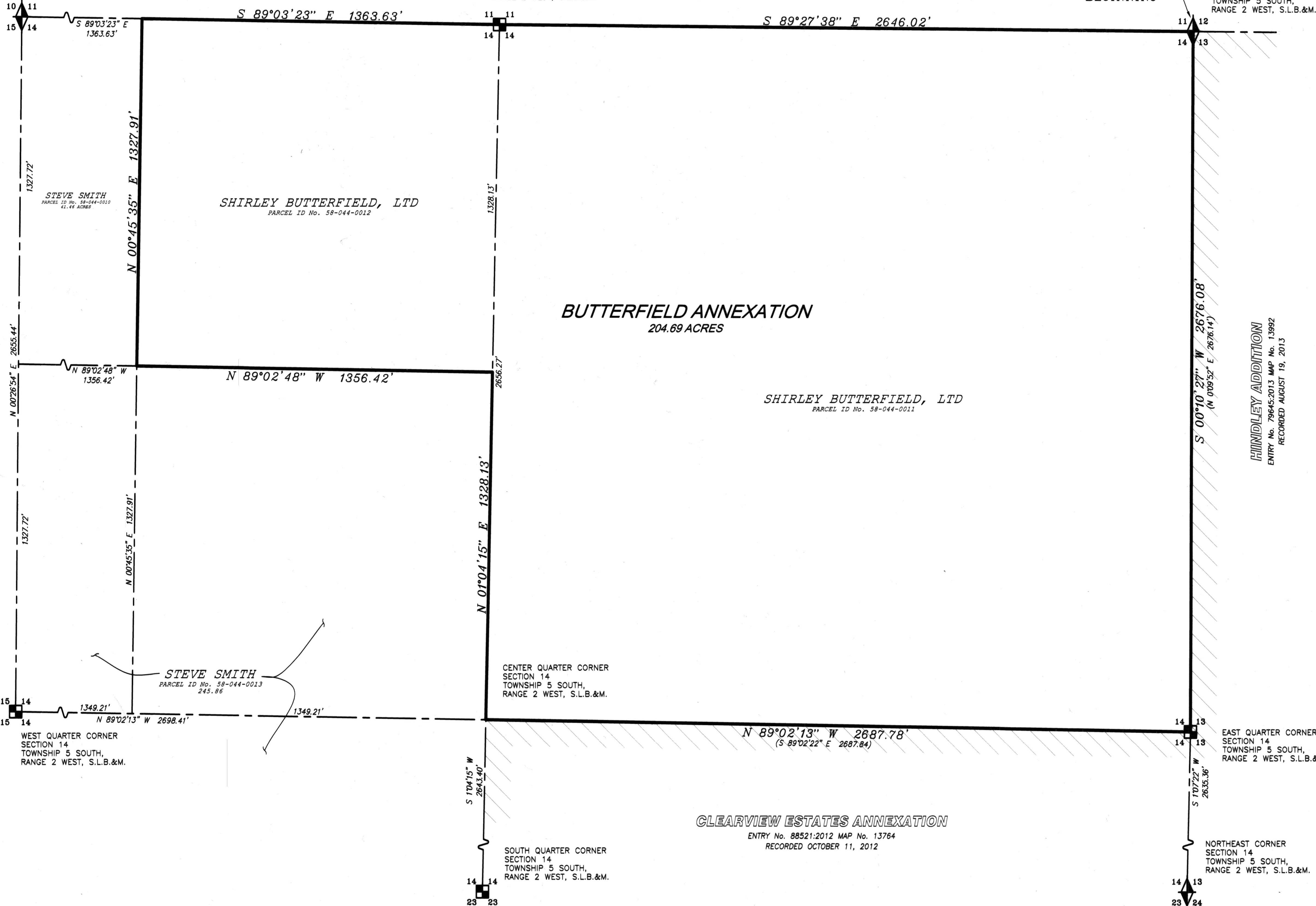
NORTHWEST CORNER
SECTION 14
TOWNSHIP 5 SOUTH,
RANGE 2 WEST, S.L.B.&M.

NORTH QUARTER CORNER
SECTION 14
TOWNSHIP 5 SOUTH,
RANGE 2 WEST, S.L.B.&M.

CAMP WILLIAMS
(NO PARCEL INFO PROVIDED HEREIN)

POINT OF
BEGINNING

NORTHEAST CORNER
SECTION 14
TOWNSHIP 5 SOUTH,
RANGE 2 WEST, S.L.B.&M.



SURVEYOR'S CERTIFICATE:

I, WILLIS D. LONG DO HEREBY CERTIFY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF UTAH IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT, AND THAT I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17 AND HAVE VERIFIED ALL MEASUREMENTS, AND THAT THIS PLAT, IN UTAH COUNTY, UTAH, HAS BEEN DRAWN CORRECTLY TO THE DESIGNATED SCALE AND IS A TRUE AND CORRECT REPRESENTATION OF THE HEREIN DESCRIBED LANDS INCLUDED IN SAID ANNEXATION, BASED UPON DATA COMPILED FROM RECORDS IN THE UTAH COUNTY RECORDER'S OFFICE AND FROM SAID SURVEY MADE BY ME ON THE GROUND. I FURTHER CERTIFY THAT THE REQUIREMENTS OF APPLICABLE STATUTES AND ORDINANCES OF UTAH COUNTY HAVE BEEN COMPLIED WITH.



JUNE 10, 2020
DATE:

WILLIS D. LONG
LICENSE NO. 10708886

ANNEXATION BOUNDARY DESCRIPTION:

BEGINNING AT THE NORTHEAST CORNER OF SECTION 14, TOWNSHIP 5 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 00°10'27" WEST, ALONG THE SECTION LINE COMMON WITH SECTIONS 13 AND 14, A DISTANCE OF 2676.08 FEET TO THE EAST QUARTER CORNER OF SAID SECTION 14; THENCE NORTH 89°02'13" WEST, ALONG THE EAST-WEST CENTER QUARTER LINE, A DISTANCE OF 2687.78 FEET TO THE CENTER QUARTER CORNER OF SAID SECTION 14; THENCE NORTH 01°04'15" EAST, ALONG THE NORTH-SOUTH CENTER QUARTER LINE, A DISTANCE OF 1328.13 FEET TO THE EAST-WEST 40-ACRE LINE OF THE NORTHWEST QUARTER OF SECTION 14; THENCE NORTH 89°02'48" WEST, ALONG SAID EAST-WEST 40-ACRE LINE, A DISTANCE OF 1356.42 FEET TO THE NORTH-SOUTH 40-ACRE LINE OF SAID NORTHWEST QUARTER OF SECTION 14; THENCE NORTH 00°45'35" EAST, ALONG SAID NORTH-SOUTH 40-ACRE LINE, A DISTANCE OF 1327.91 FEET TO THE SECTION LINE COMMON WITH SECTIONS 11 AND 14; THENCE SOUTH 89°03'23" EAST, ALONG SAID SECTION LINE, A DISTANCE OF 1363.63 FEET TO THE NORTH QUARTER CORNER OF SAID SECTION 14; THENCE SOUTH 89°27'38" EAST, ALONG THE SECTION LINE COMMON WITH SECTIONS 11 AND 14, A DISTANCE OF 2646.02 FEET TO THE NORTHEAST CORNER OF SECTION 14 AND THE POINT OF BEGINNING OF THIS DESCRIPTION.
CONTAINS 204.69 ACRES (MORE OR LESS)

ACCEPTANCE BY LEGISLATIVE BODY:

THIS IS TO CERTIFY THAT WE, THE UNDERSIGNED EAGLE MOUNTAIN CITY COUNCIL, HAVE ADOPTED A PETITION OF ITS INTENT TO ANNEX THE TRACT OF LAND SHOWN HEREIN AND HAVE SUBSEQUENTLY ADOPTED AN ORDINANCE ANNEXING SAID TRACT INTO EAGLE MOUNTAIN 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 PART OF SAID CITY AND THAT SAID TRACT OF LAND IS TO BE KNOWN HEREAFTER AS THE BUTTERFIELD ANNEXATION.

DATED THIS 17 DAY OF December, A.D. 2020

Attest: *[Signature]*
RECORDER
December 17, 2020
DATE

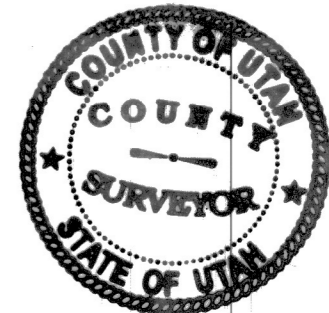


HINDLEY ADDITION
ENTRY No. 79645-2013 MAP No. 13992
RECORDED AUGUST 19, 2013

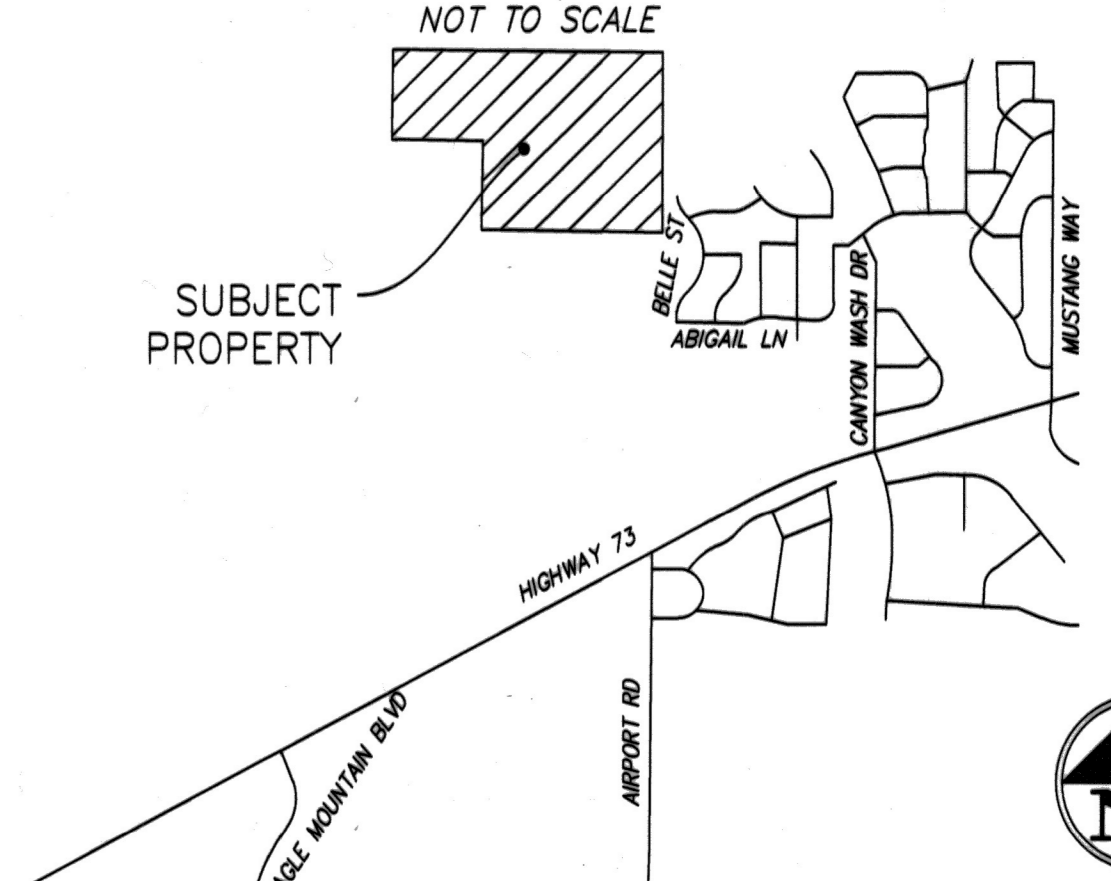
UTAH COUNTY SURVEYOR

THIS PLAT HAS BEEN REVIEWED BY THE COUNTY SURVEYOR AND IS HEREBY CERTIFIED AS A FINAL LOCAL ENTITY PLAT, PURSUANT TO UTAH CODE ANNOTATED 817-23-20 AS AMENDED.

[Signature]
UTAH COUNTY SURVEYOR
01/07/21
DATE



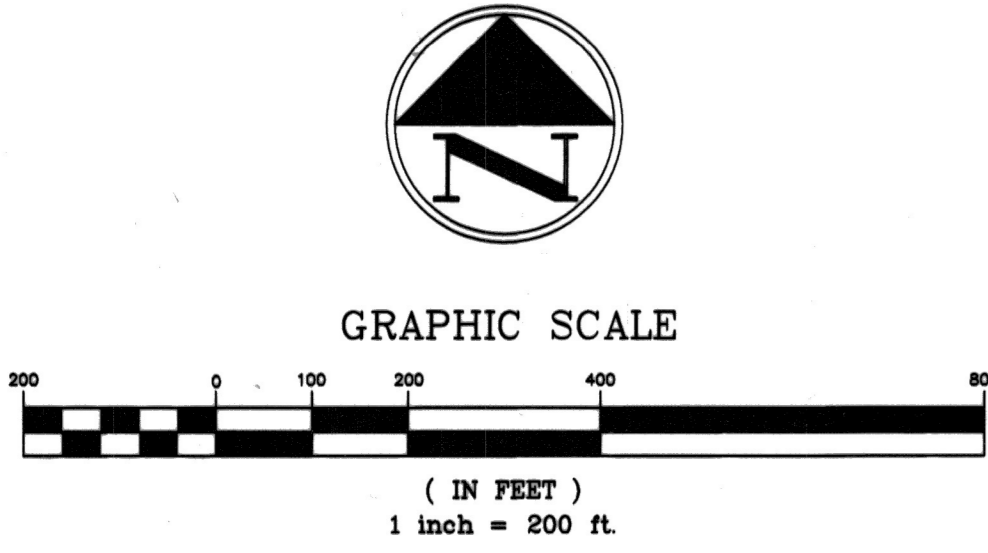
LOCATION MAP



ANNEXATION PLAT

BUTTERFIELD ANNEXATION

EAGLE MOUNTAIN, UTAH COUNTY, UTAH
SCALE: 1" = 200 FEET



LEGEND

	SECTION LINE
	EXISTING CITY BOUNDARY LINE
	ANNEXATION BOUNDARY LINE
(xxx.xx)	INFORMATION IN PARENTHESIS IS RECORD INFORMATION BASED ON THE ANNEXATION MAPS REFERENCED HEREON

