

STATE OF UTAH



OFFICE OF THE LIEUTENANT GOVERNOR

CERTIFICATE OF ANNEXATION

I, Deidre M. Henderson, Lieutenant Governor of the State of Utah, hereby certify that there has been filed in my office a notice for the FOUR STAR ANNEXATION, located in RICHFIELD CITY, dated March 22, 2022, complying with Section §10-2-407, 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 FOUR START ANNEXATION, located in Sevier 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 March, 2022 at Salt Lake City, Utah.



A handwritten signature in black ink, reading "Deidre M. Henderson".

DEIDRE M. HENDERSON
Lieutenant Governor

NOTICE OF IMPENDING BOUNDARY ACTION

TO: The Lieutenant Governor, State of Utah

NOTICE IS HEREBY GIVEN that the City Council of Richfield City, Utah (the "Council"), at a regular meeting of the Council, duly convened pursuant to notice, on February 8, 2022, adopted an ordinance to annex 5.869 acres of land into the corporate limits of Richfield City.

Pursuant to Utah Code Ann. Section 10-2-407, and Ordinance 2022-6, the corporate limits of Richfield City are extended to include the property identified in Ordinance 2022-6 and the approved final plat.

WHEREFORE, the Council hereby respectfully requests the issuance of a Certificate of Annexation.

DATED this 8th day of February 2022.

CITY COUNCIL, RICHFIELD UTAH

By: Bryan L. Burrows, Mayor

VERIFICATION

STATE OF UTAH)
 :SS.
COUNTY OF SEVIER)

The undersigned, being duly sworn upon oath, says that the facts set forth in the foregoing Notice of Impending Boundary Action are true, accurate, and complete to the best of the undersigned's knowledge and belief by Bryan L. Burrows, Mayor, City Council, Richfield City Utah.

SUBSCRIBED AND SWORN to before me this 8th day of February 2022.

Michele H. Jolley
NOTARY PUBLIC



ORDINANCE NO. 2022-6
ORDINANCE ANNEXING SPECIFIC
PROPERTY TO RICHFIELD, UTAH

WHEREAS, a majority of the owners of certain real property described below, desire to annex such real property to Richfield, Utah, said owner, Four Star, LLC; and

WHEREAS, said real property consists of approximately 5.869 acres and lies contiguous to the corporate boundaries of Richfield, Utah; and

WHEREAS, said owners have caused a petition to be filed with the City Recorder together with an accurate plat of the real property which was made under the supervision of a licensed surveyor; and

WHEREAS, Richfield City Council accepted the petition for annexation; and within 30 days the City Recorder reviewed the petition and certified that the petition meets the requirements for annexation as provided by Utah State Law (Subsections 10-2-408(2), (3), and (4)); and

WHEREAS, a notice was published once a week for three successive weeks, beginning no later than ten days after receipt of the notice of certification, in a newspaper of general circulation for the area proposed for annexation and the unincorporated area within a half-mile of the area proposed for annexation as provided by Utah State Law (Subsection 10-2-406); and

WHEREAS, within 20 days of receipt of the notice of certification, written notices were mailed to the affected entities as provided by Utah State Law (Subsections 10-2-406(1) (b)); and

WHEREAS, no protests to the annexation petition were filed during the period specified;

NOW, THEREFORE, pursuant to Section 10-2-407, Utah Code, the City Council of Richfield, Utah, hereby adopts and passes the following:

BE IT ORDAINED BY THE CITY COUNCIL OF RICHFIELD, UTAH, AS FOLLOWS:

ORDINANCE 2022-6 ANNEXING CERTAIN REAL PROPERTY AND EXTENDING THE CORPORATE LIMITS OF RICHFIELD, UTAH.

The real property more particularly described in Paragraph 1, below, is hereby annexed to Richfield, Utah and the corporate limits of Richfield, Utah, are hereby extended accordingly.

1. The real property which is the subject of this Ordinance is described as follows:

A TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 1, T.24S., R.3W., S.L.B.&M. LOCATED IN SEVIER COUNTY, UTAH, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF "RICHFIELD CITY ANNEXATION – SMITH'S LOFT PROPERTIES" FILED IN THE SEVIER COUNTY RECORDER'S OFFICE AS ENTRY NUMBER 420273 BEING LOCATED N89°49'23"E 766.76 FEET ALONG THE NORTH LINE OF SAID SECTION 1 AND SOUTH 758.29 FEET MORE OR LESS FROM NORTHWEST CORNER SAID

SECTION 1, SAID POINT BEING ALONG THE SOUTH BOUNDARY OF "ADDITION TO RICHFIELD CITY" FILED IN THE SEVIER COUNTY RECORDERS OFFICE AS ENTRY NUMBER 177969; THENCE S88°04'56"E ALONG THE SOUTH LINE OF SAID ENTRY NUMBER 177969 A DISTANCE OF 335.05 FEET TO THE WEST LINE OF "ADDITION TO RICHFIELD, CITY" FILED IN THE SEVIER COUNTY RECORDER'S OFFICE AS ENTRY NUMBER 216718; THENCE S00°07'03"E ALONG THE WEST LINE OF SAID ENTRY NUMBER 216718 A DISTANCE OF 349.80 FEET TO THE SOUTHWEST CORNER OF SAID ENTRY NUMBER 216718; THENCE S88°07'03"E ALONG THE SOUTH LINE OF SAID ENTRY NUMBER 216718 A DISTANCE OF 33.02 FEET TO THE NORTHWEST CORNER OF THE "GUNDERSON-HUNT-TORGERSON ANNEXATION" FILED IN THE SEVIER COUNTY RECORDER'S OFFICE AS ENTRY NUMBER 311668; THENCE S00°07'03"E ALONG THE WEST LINE OF SAID ENTRY NUMBER 311668 A DISTANCE OF 371.57 FEET; THENCE N88°28'47"W 371.80 FEET TO THE SOUTHEAST CORNER OF SAID ENTRY NUMBER 420273; THENCE N00°11'01"E ALONG THE EAST LINE OF SAID ENTRY NUMBER 420273 A DISTANCE OF 723.81 FEET TO THE POINT OF BEGINNING. CONTAINING 5.869 ACRES MORE OR LESS.

2. The zoning map of Richfield City shall be amended to include the real property described in Paragraph 1. The real property described in Paragraph 1, above, shall be classified as being **high-density multi-family residential (RM-24)** based on approval of the suitable plan presented at the time of this annexation, in accordance with the General Plan for Richfield, Utah, and provisions of Chapter 16 of the City's Land Use Management and Development Code and Section 10-9-406(1) of the Utah Code Annotated, 1953, as amended.

3. A certified copy of this Ordinance and an original plat setting forth the property so annexed shall be filed with the County Recorder of Sevier County, Utah by the City Recorder.

4. This Ordinance shall become effective upon adoption and passage by the City Council. A copy of the Ordinance and plat shall be deposited in the Office of the City Recorder.

ADOPTED AND PASSED by the City Council of Richfield, Utah, this 8th day of February 2022.

RICHFIELD CITY
A Utah Municipal Corporation

By Bryan Burrows
Bryan Burrows, Mayor

ATTEST:
Michele H. Jolley
Michele H. Jolley, Recorder



(S E A L)

	AYE:	NAY:
Councilmember Brayden Gardner	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Councilmember Todd Gleave	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Councilmember Kip Hansen	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Councilmember Elaine Street	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Councilmember Tanner Thompson	<input checked="" type="checkbox"/>	<input type="checkbox"/>

RESOLUTION NO. 2021-16

A RESOLUTION ACCEPTING A PETITION FOR ANNEXATION OF CERTAIN REAL PROPERTY UNDER THE PROVISIONS OF SECTIONS 10-2-403 AND 10-2-405, UTAH CODE ANNOTATED, 1953, AS AMENDED.

WHEREAS, on the 20th day of September 2021, the owner of certain real property, Four Star, LLC; petitioner, filed a petition with the city recorder of Richfield City, Sevier County, the State of Utah requesting that such property be annexed to the corporate boundaries of Richfield City; and

WHEREAS, said petition contains the signatures of the owners of private real property that is: 1) located within the area proposed for annexation; 2) covers a majority of the private land area within the area proposed for annexation, and 3) is equal in value to at least one-third of the value of all the private real property within the area proposed for annexation; and

WHEREAS, the petitioners certify that said property proposed for annexation lies contiguous to the present boundaries of Richfield City and the petitioners have caused an accurate plat or map of the real property proposed for annexation to be prepared by a licensed surveyor and have filed said plat or map with the city recorder; and

WHEREAS, said petition appears to comply with all of the requirements of Section §10-2-402 and 403, Utah Code Annotated, 1953, as amended.

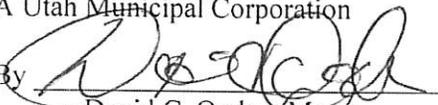
NOW, THEREFORE, BE IT RESOLVED by the City Council of Richfield City, Sevier County, State of Utah, that the Annexation Petition is hereby accepted for further consideration under the provisions of Utah State Annexation Law and is hereby referred to the city recorder for review pursuant to Section 10-2-405(2), Utah State Code Annotated, 1953, as amended.

BE IT FURTHER RESOLVED that this resolution shall become effective upon adoption.

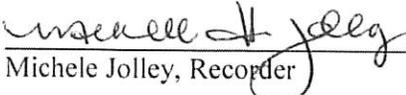
ADOPTED AND PASSED by the City Council this 12th day of October 2021.



RICHFIELD CITY
A Utah Municipal Corporation

By 
David C. Ogden, Mayor

ATTEST:


Michele Jolley, Recorder

(S E A L)

	<u>AYE:</u>	<u>NAY:</u>
Councilmember Bryan Burrows	<u>✓</u>	_____
Councilmember Kathy Christensen	<u>✓</u>	_____
Councilmember Todd Gleave	<u>✓</u>	_____
Councilmember Kip Hansen	<u>✓</u>	_____
Councilmember Connie Nielson	<u>✓</u>	_____

Petition for Annexation #2021-5
of Territory
To Richfield City, Utah

TO THE COUNCIL OF RICHFIELD CITY:

We the undersigned owners of certain real property lying contiguous to the present municipal limits of Richfield City, hereby submit this *Petition for Annexation* and respectfully represent the following:

1. That this petition is made pursuant to the requirements of Section 10-2-403, Utah Code Annotated, 1953, as amended (U.C.A.);
2. That the property subject to this petition is a contiguous, unincorporated area contiguous to the boundaries of Richfield City and the annexation thereof will not leave or create an unincorporated island or peninsula;
3. That the signatures affixed hereto are those of the owners of private real property that:
 - a. Is located within the area proposed for annexation;
 - b. Covers a majority of the private land area within the area proposed for annexation;
 - c. Is equal in value to at least 1/3 of the value of all private real property within the area proposed for annexation; and
 - d. Is described as follows:

The property subject of this petition lies contiguous to the present boundary of Richfield City's corporate limits (describe approximate location) Approximately E + Acres at 1500 South and 100 West. See attached Map
_____ and more particularly described as follows
(see legal description attached):

4. That up to five (5) of the signers of this petition have been designated as sponsors, one of whom is designated as the AContact Sponsor@, with the mailing address of each sponsor being indicated;
5. That this petition does not propose annexation of all or a part of an area proposed for annexation in a previously filed petition that has not been denied, rejected, or granted;
6. That this petition does not propose annexation of an area that includes some or all of an area proposed to be incorporated in a request for a feasibility study under Section 10-2-103 U.C.A. or a petition under Section 10-2-125 U.C.A. if:
 - a. The request or petition was filed before the filing of the annexation petition; and

- b. The request, a petition under Section 10-2-109 based on that request, or a petition under Section 10-2-125 is still pending on the date the annexation petition is filed;
- 7. That the petitioners have caused an accurate plat or map of the above-described property to be prepared by a licensed surveyor, which plat or map is filed herewith; and
- 8. That the petitioners request the property, if annexed, to be zoned _____.
- 9. That the petitioners agree to deposit with the City, underground water equal to one (1) acre-foot per acre of underground water as defined in the annexation policy of Richfield City.

WHEREFORE, the petitioner(s) hereby request that this petition be considered by the governing body at its regular meeting, or as soon thereafter as possible; that a resolution be adopted as required by law accepting this Petition for Annexation for further consideration; and that the governing body take such steps as required by law to complete the annexation herein petitioned.

DATED this 18th day of September, 2021.

PETITIONER(S): (name(s) as it/they appear(s) on county tax roles):

ADDRESS / TELEPHONE NO (contact sponsor only):

CS: timothy soffe

+soffe@thmkaec.com / 801.971.9203

Printed name of Owner(s)

Signature of Owner(s)

S: Darrell H Smith

Darrell H Smith

S: LAVNI Smith

LAVNI Smith

S: Nicole Smith

Nicole Smith

S: D Bret Smith

D Bret Smith

CS - Contact Sponsor

S - Sponsor

(Attach additional sheets if necessary)

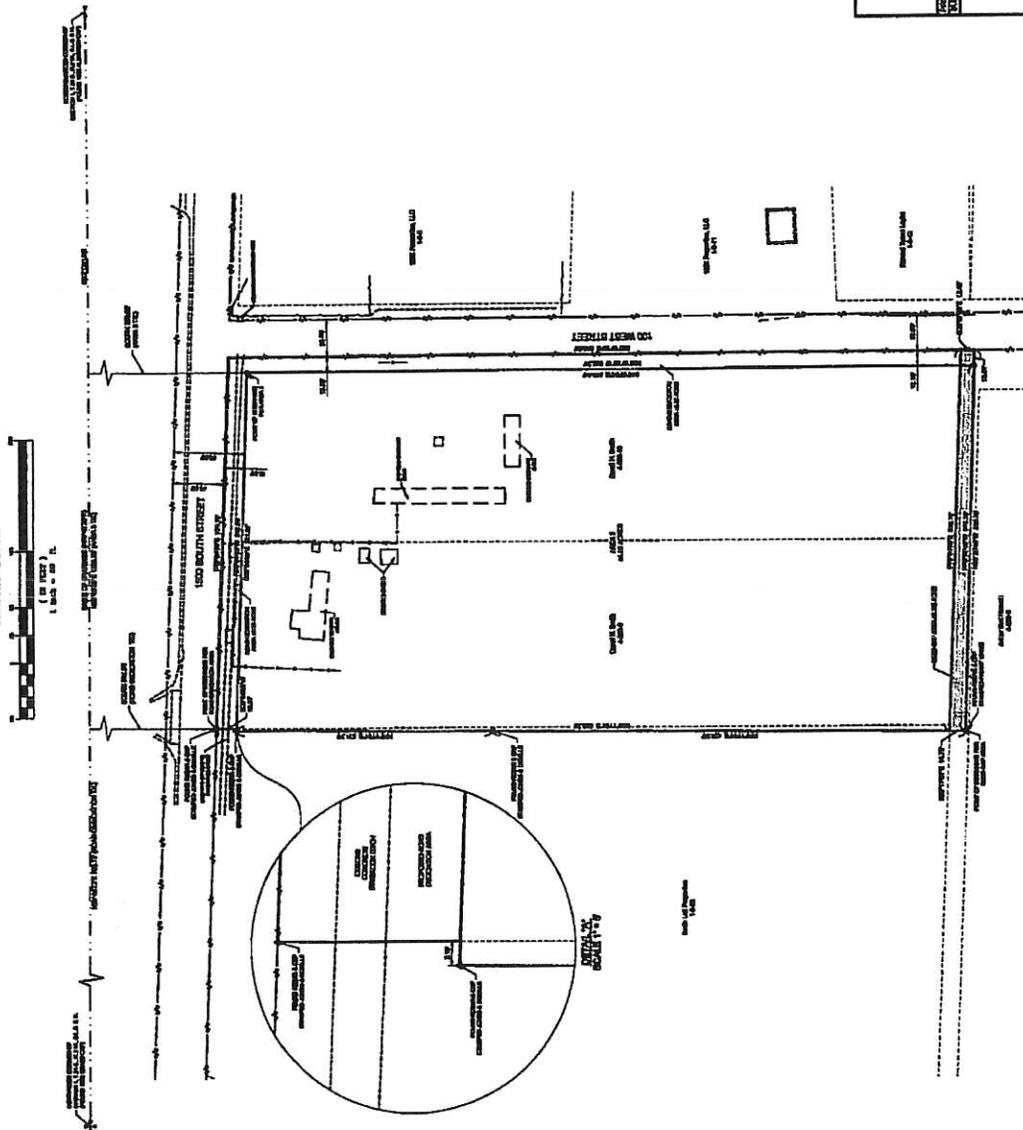
<u>RECORD OWNER</u>	<u>NO. OF ACRES</u>	<u>ASSESSED VALUE</u>	<u>SEVIER CO. TAX NUMBER</u>
---------------------	---------------------	-----------------------	------------------------------

Record of Survey for Four Star - Smith Loft Properties

Located in the NW Quarter of Section 1, T.24 S., R.3 W., S.L.B. & M.
Sevier County, Utah

2021

GRAPHIC SCALE
1" = 200'



LEGEND

SYMBOL	DESCRIPTION
(Symbol)	WEST LINE
(Symbol)	EAST LINE
(Symbol)	BOUNDARY
(Symbol)	EXISTING CONCRETE
(Symbol)	CONCRETE CONCRETE
(Symbol)	PERMANENT EASEMENT FOR UTILITY
(Symbol)	EASEMENT FOR UTILITY
(Symbol)	10' SIDE SETBACK
(Symbol)	5' SIDE SETBACK
(Symbol)	20' FRONT SETBACK
(Symbol)	100' SOUTH EASEMENT
(Symbol)	100' WEST EASEMENT

NOTES

1. THIS SURVEY WAS MADE BY THE SURVEYOR AND ENGINEERS OF JONES & DEMILLE ENGINEERING, INC. AT THE REQUEST OF THE CLIENT.
2. THE BOUNDARY OF THE PROPERTY WAS ESTABLISHED BY THE SURVEYOR AND ENGINEERS OF JONES & DEMILLE ENGINEERING, INC. AT THE REQUEST OF THE CLIENT.
3. THE SURVEYOR AND ENGINEERS OF JONES & DEMILLE ENGINEERING, INC. HAVE REVIEWED THE RECORDS OF THE COUNTY ENGINEER OF SEVIER COUNTY, UTAH, AND HAVE FOUND THE RECORDS TO BE CORRECT.
4. THE SURVEYOR AND ENGINEERS OF JONES & DEMILLE ENGINEERING, INC. HAVE REVIEWED THE RECORDS OF THE COUNTY ENGINEER OF SEVIER COUNTY, UTAH, AND HAVE FOUND THE RECORDS TO BE CORRECT.
5. THE SURVEYOR AND ENGINEERS OF JONES & DEMILLE ENGINEERING, INC. HAVE REVIEWED THE RECORDS OF THE COUNTY ENGINEER OF SEVIER COUNTY, UTAH, AND HAVE FOUND THE RECORDS TO BE CORRECT.

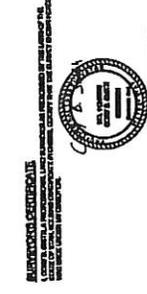


SEVIER COUNTY, UTAH
PLAT NO. 100

SEVIER COUNTY, UTAH
PLAT NO. 100

SEVIER COUNTY, UTAH
PLAT NO. 100

SEVIER COUNTY, UTAH
PLAT NO. 100



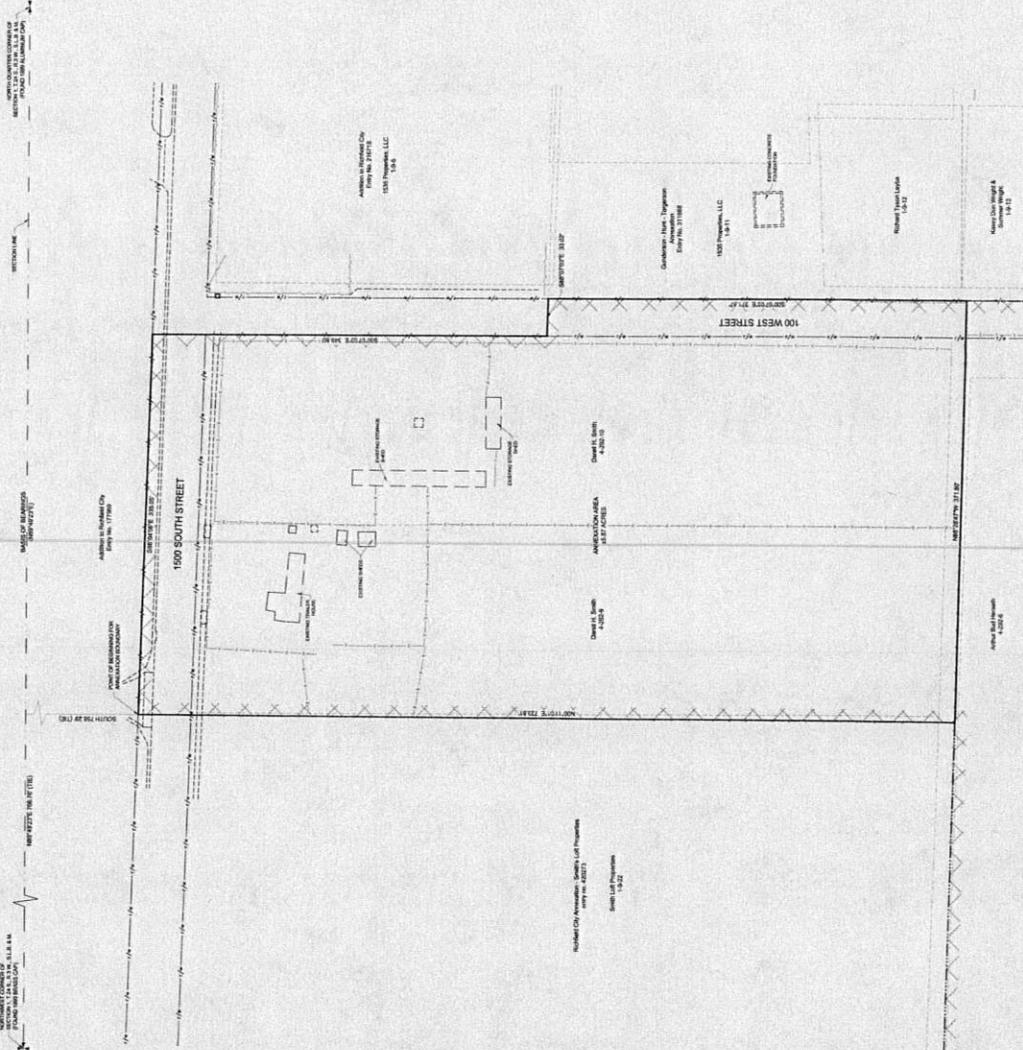
PREPARED BY:
Jones & DeMille Engineering, Inc.
DATA ENGINEERING - SURVEYING - TESTING - GIS - ENVIRONMENTAL
1000 N. MAIN ST., SUITE 100
P.O. BOX 100
RICHFIELD, UTAH 84701

Record of Survey for
Four Star - Smith Loft Properties
Sevier County, Utah
Book 111-112

Richfield City Annexation - Four Star, LLC

Located in Section 1, T.24 S., R.3 W., S.L.B. & M.
Sevier County, Utah
2021

GRAPHIC SCALE



- LEGEND**
- BOUNDARY OF THIS SURVEY
 - EXISTING BOUNDARY
 - EXISTING RIGHT-OF-WAY
 - EXISTING FENCE LINE
 - POINT OF BEGINNING
 - FOUNDED SECTION CORNER

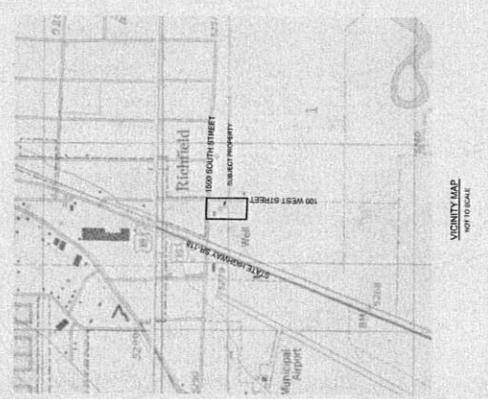
NOTES

- THE TOWN OF SEVIER COUNTY IS TO ANNEX THE PROPERTY DESCRIBED AS PARCELS A, B, C, D, E, F, G, H, I, J, K, L, M, N, O, P, Q, R, S, T, U, V, W, X, Y, Z, AND THE NORTH QUARTER CORNER OF SECTION 1, T.24 S., R.3 W., S.L.B. & M.
- THE BOUNDARY OF THIS SURVEY IS TO BE THE BOUNDARY OF THE CITY OF SEVIER COUNTY AS SHOWN ON THE MAP OF SEVIER COUNTY, UTAH, DATED 1998.
- THE BOUNDARY OF THIS SURVEY IS TO BE THE BOUNDARY OF THE CITY OF SEVIER COUNTY AS SHOWN ON THE MAP OF SEVIER COUNTY, UTAH, DATED 1998.

ANNEXATION BOUNDARY DESCRIPTION

A BEARING AND DISTANCE TO THE POINT OF BEGINNING IS AS FOLLOWS: S 89° 56' 12" E 100.00 FEET TO THE POINT OF BEGINNING.

THE BOUNDARY OF THIS SURVEY IS TO BE THE BOUNDARY OF THE CITY OF SEVIER COUNTY AS SHOWN ON THE MAP OF SEVIER COUNTY, UTAH, DATED 1998.



SURVEYOR'S CERTIFICATE

I, the undersigned, being duly qualified and sworn as a Surveyor in the State of Utah, do hereby certify that the foregoing is a true and correct copy of the original survey as shown to me by the owner thereof.



COUNTY SURVEYOR APPROVAL

I, the undersigned, being duly qualified and sworn as a County Surveyor in the State of Utah, do hereby approve the foregoing survey as shown to me by the owner thereof.



ACCEPTANCE BY LEGISLATIVE BODY

I, the undersigned, being duly qualified and sworn as a Council Member in the City of Richfield, Utah, do hereby accept the foregoing survey as shown to me by the owner thereof.



PREPARED BY:
Jones & DeMille Engineering, Inc.
CIVIL ENGINEERING - SURVEYING - TESTING - GIS - ENVIRONMENTAL
1800 740-5475 www.jonesandmille.com

PROJECT NUMBER: 2105-006
FILE NAME: 210505000602105-006 annexation final
DATE PLOTTED: 08/11/2021
PROJECT NUMBER: 2105-006
FILE NAME: 210505000602105-006 annexation final
DATE PLOTTED: 08/11/2021

Four Star, LLC
Addition to Richfield City
Sevier County, Utah
Scale: 1" = 50'