

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 RM24 LLC ANNEXATION, located in RICHFIELD CITY, dated April 8, 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 RM24 LLC 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 8th day of April, 2022 at Salt Lake City, Utah.



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

DEIDRE M. HENDERSON
Lieutenant Governor



ORDINANCE NO. 2021-21
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, RM24, LLC; and

WHEREAS, said real property consists of approximately 1.67 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 2020-4 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 PARCEL OF LAND LOCATED IN THE SOUTHEAST 1/4 OF SECTION 35, TOWNSHIP 23 SOUTH, RANGE 3 WEST, SALT LAKE BASE AND MERIDIAN, AND THE NORTHEAST 1/4 OF SECTION 2, TOWNSHIP 24 SOUTH, RANGE 3 WEST, SALT LAKE BASE AND MERIDIAN, IN SEVIER COUNTY, UTAH, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT ON THE RICHFIELD CITY BOUNDARY ON THE SOUTH SIDE OF 1300 SOUTH STREET, SAID POINT BEING S89°49'13"W 975.92 FEET ALONG THE SECTION LINE AND

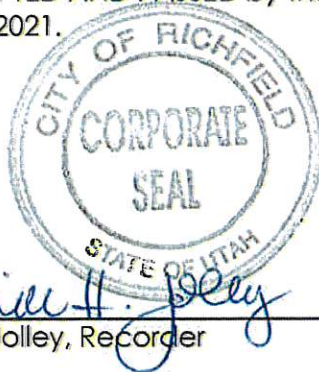
SOUTH 26.71 FEET FROM THE NORTHEAST CORNER OF SECTION 2, TOWNSHIP 24 SOUTH, RANGE 3 WEST, SALT LAKE BASE AND MERIDIAN; THENCE ALONG RICHFIELD CITY BOUNDARY N88°00'27"W 188.91 FEET; THENCE N00°11'01"W 328.92 FEET; THENCE N60°57'46"E 217.14 FEET; THENCE SOUTH 440.88 FEET, MORE OR LESS TO THE POINT OF BEGINNING. CONTAINING 1.67 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 14th day of December 2021.



RICHFIELD CITY
A Utah Municipal Corporation

By 
David Ogden, Mayor

ATTEST:

Michele H. Jolley, Recorder

(SEAL)

	<u>AYE:</u>	<u>NAY:</u>
Councilmember Bryan Burrows	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Councilmember Kathy Christensen	<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 Connie Nielson	<input checked="" type="checkbox"/>	<input type="checkbox"/>

RESOLUTION NO. 2021-15

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 31st day of August 2021, the owners of certain real property, RM24, 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 owner 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 petitioner certifies 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 a 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 14th day of September 2021.

RICHFIELD CITY
A Utah Municipal Corporation

By 
David C. Ogden, Mayor

ATTEST:


Michele Jolley, Recorder

(S E A L)

Councilmember Bryan Burrows
Councilmember Kathy Christensen
Councilmember Todd Gleave
Councilmember Kip Hansen
Councilmember Connie Nielson

AYE:

NAY:



Petition for Annexation #2020-____
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) 350 -- 400 W. 1300 S Richfield, UT and more particularly described as follows (see legal description attached): Tax ID 4-240-40 (4.44 acres)
See 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 ACContact 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 PM 24 (or similar)
- 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 petitioners(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 10 day of December, 2020.

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

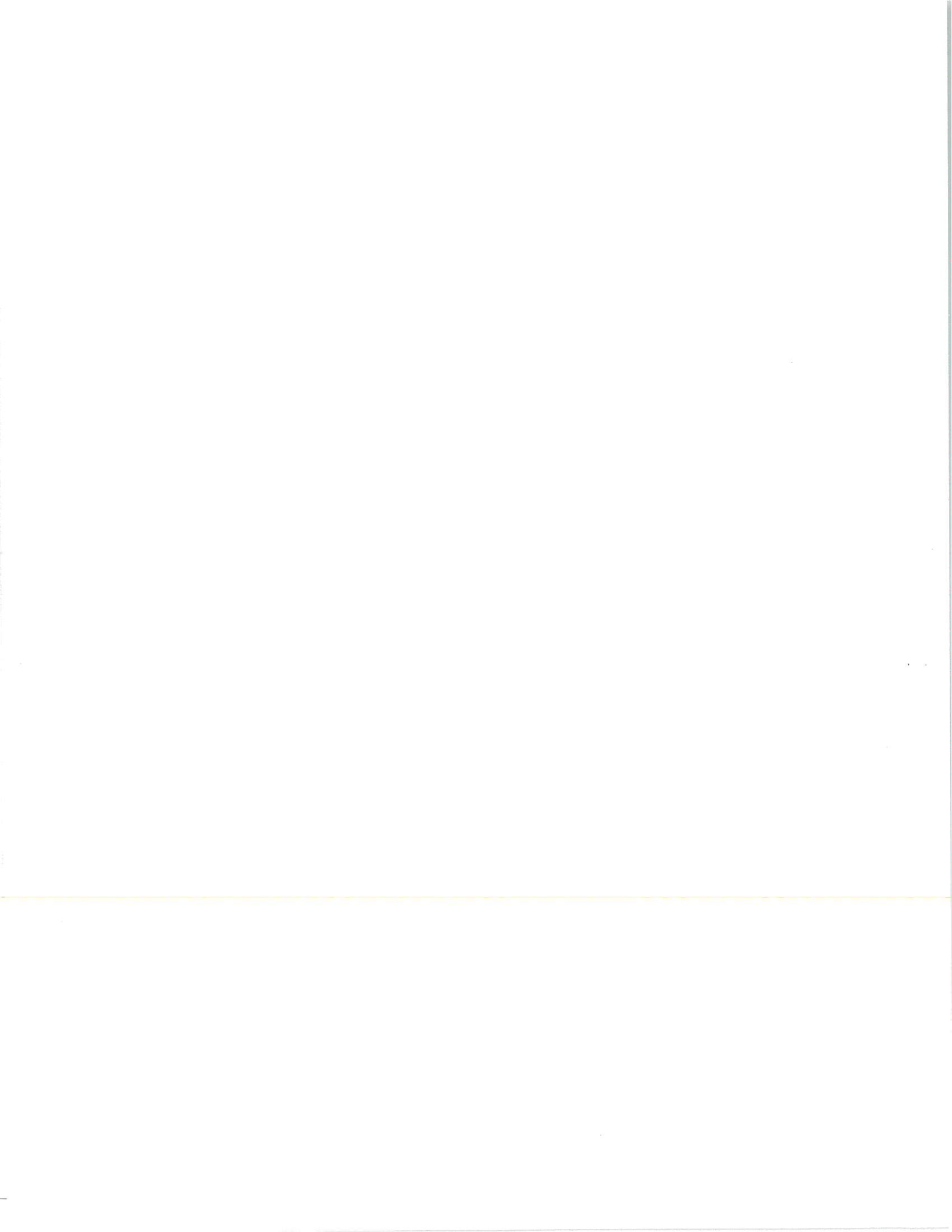
CS: Brayden Gardner ADDRESS / TELEPHONE NO (contact sponsor only): 435-201-2150

Printed name of Owner(s) Signature of Owner(s)
 S: Ronald Miguel Peterson
 S: _____
 S: _____

CS - Contact Sponsor S - Sponsor

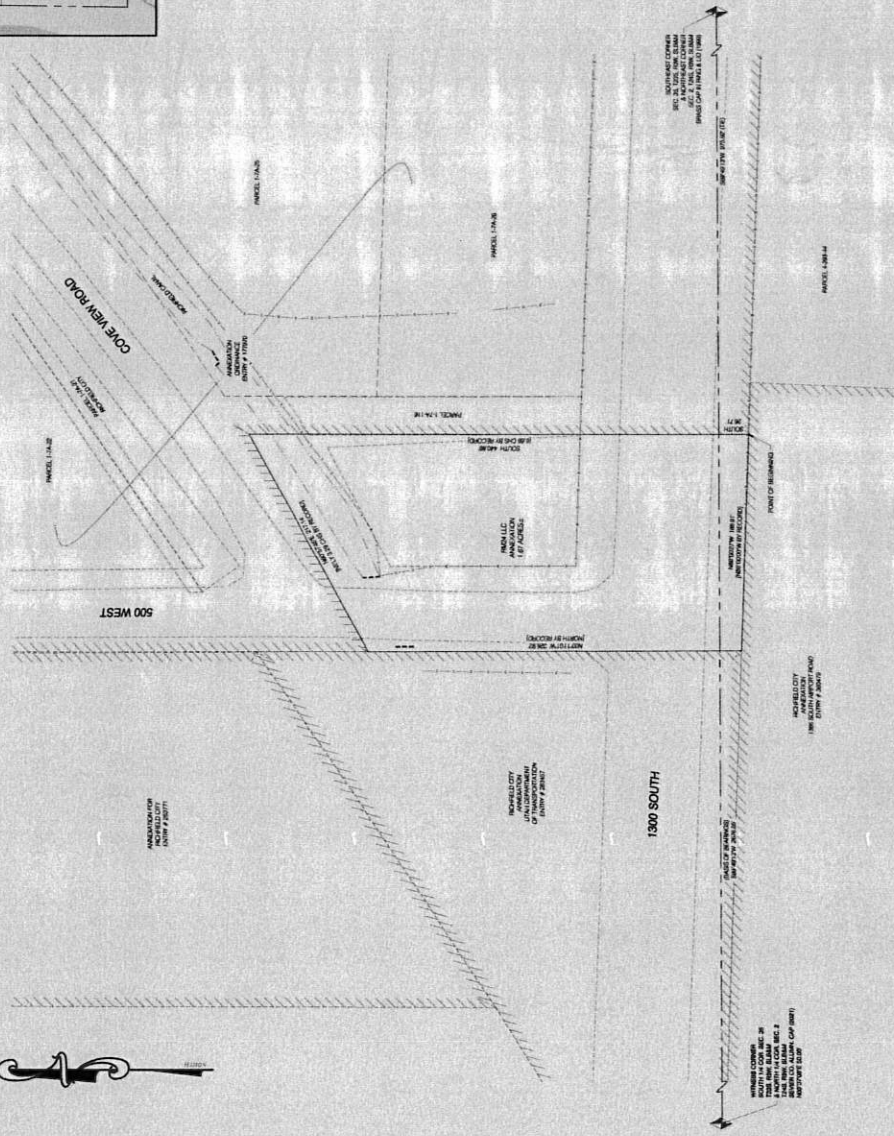
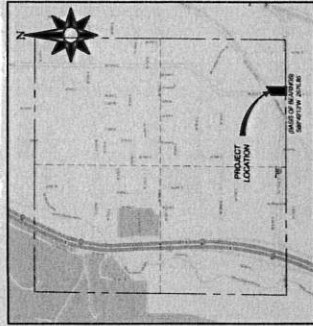
(Attach additional sheets if necessary)

NO OF RECORD OWNER ACRES ASSESSED VALUE SEVIER CO. TAX NUMBER
Ronald Miguel Peterson, 49 31,850 4-240-40



RM24 LLC ANNEXATION

RICHFIELD CITY, SEVIER COUNTY, UTAH
 LOCATED IN THE SOUTHEAST 1/4 OF SECTION 35,
 TOWNSHIP 23 SOUTH, RANGE 3 WEST, SLB&M
 & THE NORTHEAST 1/4 OF SECTION 2,
 TOWNSHIP 24 SOUTH, RANGE 3 WEST, SLB&M



LEGEND
 ANNEXATION BOUNDARY
 SECTION LINE
 DEED LINE
 CITY LIMITS
 SECTION ENCUMBRANCE AS SHOWN



NOTES:
 1. THIS PLAT IS TO BE FILED WITH THE SEVIER COUNTY TAX PARCELS AND AS-MADE INTO RICHFIELD CITY, UTAH.
REFERENCED DOCUMENTS:
 1. DEED RECORDS OF SECTIONS 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 116, 117, 118, 119, 120, 121, 122, 123, 124, 125, 126, 127, 128, 129, 130, 131, 132, 133, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 144, 145, 146, 147, 148, 149, 150, 151, 152, 153, 154, 155, 156, 157, 158, 159, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 172, 173, 174, 175, 176, 177, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 188, 189, 190, 191, 192, 193, 194, 195, 196, 197, 198, 199, 200, 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000.

SURVEYOR'S CERTIFICATE
 I, **THOMAS L. HANSON**, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR AND THAT I HOLD CERTIFICATE NUMBER **10000** AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE UTAH SURVEYING ACT AND THAT THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE UTAH SURVEYING ACT AND THAT THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE UTAH SURVEYING ACT. I HAVE REVIEWED THE RECORDS OF THE SEVIER COUNTY RECORDER AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

THOMAS L. HANSON 735 - 480-8071
 DATE: JULY 12, 2021

BOUNDARY DESCRIPTION
 A PARCEL OF LAND LOCATED IN THE SOUTHEAST 1/4 OF SECTION 35, TOWNSHIP 23 SOUTH, RANGE 3 WEST, SALT LAKE BASE AND MERIDIAN, AND THE NORTHEAST 1/4 OF SECTION 2, TOWNSHIP 24 SOUTH, RANGE 3 WEST, SALT LAKE BASE AND MERIDIAN, IN SEVIER COUNTY, UTAH, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 BEGINNING AT A POINT ON THE RICHFIELD CITY BOUNDARY ON THE SOUTH SIDE OF 1300 SOUTH STREET, 500 FEET WEST OF THE CORNER OF SECTION 2, TOWNSHIP 24 SOUTH, RANGE 3 WEST, SALT LAKE BASE AND MERIDIAN, THENCE ALONG RICHFIELD CITY BOUNDARY WEST 88.81 FEET; THENCE S 89° 19' 19" W 58.80 FEET; THENCE S 89° 19' 19" W 17.14 FEET; THENCE S 89° 19' 19" W 17.14 FEET TO THE POINT OF BEGINNING.

CONTINUING 1/4 ACRES, MORE OR LESS.

ACCEPTANCE BY LEGISLATIVE BODY
 THIS IS TO CERTIFY THAT THE LEGISLATIVE BODY HAS REVIEWED THE RECORDS OF THE SURVEY OF THE OWNERS OF THE TRACT SHOWN HEREON REQUESTING THAT THE TRACT BE ANNEXED TO THE CITY OF RICHFIELD AND THAT THE CITY OF RICHFIELD HAS REVIEWED THE RECORDS OF THE SURVEY AND HAS APPROVED THE ANNEXATION OF THE TRACT AS SHOWN HEREON AND THAT THE SAID TRACT OF LAND IS TO BE ANNEXED TO THE CITY OF RICHFIELD.

DATE: JULY 14, 2021

Debbie G. Johnson
 Mayor
Kevin Johnson
 Council Member
Benjamin Johnson
 Council Member
John Johnson
 Council Member

COUNTY SURVEYOR APPROVAL
 I, **THOMAS L. HANSON**, A REGISTERED LAND SURVEYOR AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH, HOLDING CERTIFICATE NUMBER **10000**, DO HEREBY CERTIFY THAT THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE UTAH SURVEYING ACT AND THAT THE SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE UTAH SURVEYING ACT.

THOMAS L. HANSON
 COUNTY SURVEYOR

RM24 LLC ANNEXATION
 RICHFIELD CITY, SEVIER COUNTY, UTAH
 LOCATED IN THE SOUTHEAST 1/4 OF SECTION 35,
 TOWNSHIP 23 SOUTH, RANGE 3 WEST, SLB&M
 & THE NORTHEAST 1/4 OF SECTION 2,
 TOWNSHIP 24 SOUTH, RANGE 3 WEST, SLB&M



