

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 of annexation of the PACE INDUSTRIAL PARK ANNEXATION, located in PAYSON CITY, dated June 23, 2022, 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 the PACE INDUSTRIAL PARK ANNEXATION, 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 23rd day of June, 2022 at Salt Lake City, Utah.



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

DEIDRE M. HENDERSON
Lieutenant Governor



Sent Via Email
annexations@utah.gov

NOTICE OF IMPENDING BOUNDARY ACTION
PAYSON CITY, UTAH

June 8, 2022

Honorable Deidre Henderson
Utah Lieutenant Governor
P O Box 142325
Salt Lake City UT 84114-2325

RE: PACE INDUSTRIAL PARK ANNEXATION

Honorable Lieutenant Governor:

Pursuant to UCA 10-2-425, please accept this notice that Payson City passed Ordinance No. 05-04-2022-A on May 4, 2022 annexing land identified as the Pace Industrial Park Annexation into its municipal boundaries. The ordinance and final local entity plat are enclosed.

As City Recorder for Payson City, I hereby certify that all requirements applicable to this boundary action have been met according to Utah State Code 10-2-4. Accordingly, on behalf of Payson City, please issue a Certificate of Annexation.

A handwritten signature in blue ink that reads "Kim E. Holindrake".

Kim E. Holindrake, MMC
City Recorder

Enclosures:
Ordinance No. 05-04-2022-A
Pace Industrial Park Annexation Plat

ORDINANCE NO. 05-04-2022-A

AN ORDINANCE EXTENDING THE MUNICIPAL BOUNDARIES OF PAYSON, UTAH TO INCLUDE THE PARCEL INCLUDED IN THE PACE INDUSTRIAL PARK ANNEXATION, AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Payson City received an Application for Annexation of the Pace Industrial Park Annexation for further review on March 17, 2021. The proposed annexation encompasses Utah County Parcel 30:024:0103 and includes 24.718 acres, as indicated in the Pace Industrial Park Annexation Legal Description referenced in Exhibit "A"; and,

WHEREAS, the Payson City Council accepted a petition for the Pace Industrial Park Annexation for further review on March 17, 2021, pursuant to Section 10-2-403, et. seq. Utah Code Annotated 1953, as amended, and the petition satisfied the requirements of the above-stated section; and,

WHEREAS, the petition was certified by the Payson City Recorder on April 6, 2021, and a notice was published and mailed pursuant to the requirements of Section 10-2-406, Utah Code Annotated 1953, as amended; and,

WHEREAS, no qualified protests were filed with Payson City or Utah County pursuant to Section 10-2-407(3)b(ii), Utah Code Annotated 1953, as amended; and,

WHEREAS, a public hearing was held on May 4, 2022, pursuant to Utah Code Annotated, 1953, as amended; and,

WHEREAS, the City Council has reviewed the proposed application and found it consistent with the General Plan to provide a planning framework for the future growth and development of the 24.718 acres in the Annexation Area; and,

WHEREAS, the petition includes property in the unincorporated area of Utah County that is contiguous to Payson, and all the requirements of the Utah Code in relation to annexation have been satisfied; and,

WHEREAS, the Payson City Council determines the annexation is a logical extension of the municipal boundaries and will further the goals of the Payson City General Plan;

WHEREAS, the City Council finds that the I-1, Light Industrial zoning is consistent with the Payson City General Plan and Payson City planning principles; and,

WHEREAS, the City Council finds that requiring the annexation petitioners to enter into an Annexation Agreement setting forth further terms and conditions of the Annexation will benefit and further the goals of Payson City.

NOW THEREFORE, be it ordained by the City Council of Payson, Utah, as follows:

ANNEXATION APPROVAL. The Property of the Pace Industrial Park Annexation is hereby annexed into the corporate limits of Payson City, Utah according to the Pace Industrial Park Annexation Plat executed in substantially the same form as is attached hereto as Exhibit “B” and according to the conditions that the annexation Applicants to enter into an Annexation Agreement specifying further the terms and conditions of the Pace Industrial Park Annexation, between the City and Applicants, to be recorded concurrently with the Annexation Plat.

ANNEXATION AGREEMENT. The Council hereby authorizes the Staff to specify further the terms and conditions of the Pace Industrial Park Annexation into an Annexation Agreement between the City and Applicants for approval by the City Council so it can thereafter be recorded concurrently with the Annexation Plat.

OFFICIAL PAYSON CITY ZONING MAP AMENDMENT. The Official Payson City Zoning Map is hereby amended to include said Property contained in the Pace Industrial Park Annexation, with the underlying I-1 Light Industrial Zone.

COMPLIANCE WITH STATE LAW, GENERAL PLAN, AND ANNEXATION POLICY PLAN. The City Council finds this annexation meets the standards for annexation set forth in Title 10, Chapter 2 of the Utah Code Annotated 1953 as amended, the Payson City General Plan, and the Payson City Annexation Policy Plan, and Chapter 19.12-1 et seq. Annexation, of the Payson City Code and that the underlying I-1 Light Industrial Zone is consistent with the Payson City General Plan.

CONDITIONS OF APPROVAL. The Official Zoning Map shall be amended to include the Pace Industrial Park Annexation property in the I-1 Light Industrial Zone. The Annexation Agreement shall be fully executed and recorded with the Annexation Plat.

EXHIBITS. All Exhibits referenced in this Ordinance are incorporated into this Ordinance as if contained in the body of the ordinance.

Exhibit “A” Pace Industrial Park Annexation Legal Description

Exhibit “B” Pace Industrial Park Annexation Plat

This Ordinance shall take effect upon publication, recordation of the Annexation Plat, and Annexation Agreement, and compliance with Utah annexation filing requirements, pursuant to the Utah Code Annotated Section 10-2-425.

Signatures Page to Follow

Passed and ordained this 4th day of May, 2022.



William R. Wright, Mayor

ATTEST:



Kim E. Holindrake, City Recorder



Exhibit "A"

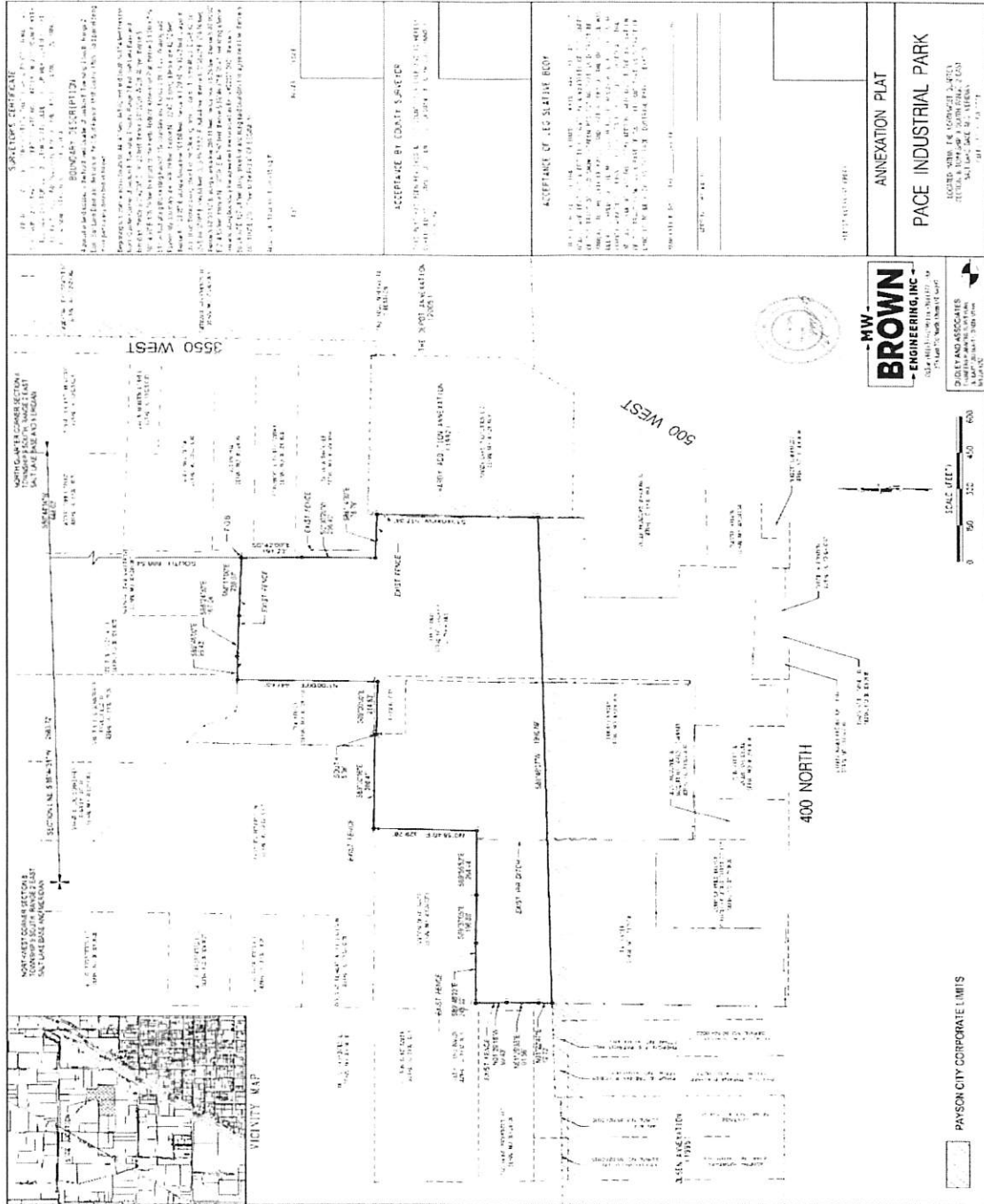
Pace Industrial Park Annexation Legal Description

A parcel of land located in the Northwest Quarter of Section 8, Township 9 South, Range 2 East, Salt Lake Base and Meridian, in the City of Payson, Utah County, Utah. Said parcel being more particularly described as follows:

Beginning at a point which is South 88°44'14" West 448.02 feet and South 888.54 feet from the North Quarter Corner of Section 8, Township 9 South, Range 2 East, Salt Lake Base and Meridian; thence S 0°42'00" E 191.23 feet; thence S 0°30'20" W 236.40 feet; thence S 88°14'30" E 178.79 feet to a point on the Hardy Addition Annexation Plat; thence S 1°00'00" W 517.34 feet; thence N 89°46'07" W 1996.69 feet; thence N 1°22'47" E along a fence line 42.72 feet; thence N 1°29'35" E along a fence line 101.56 feet; thence N 1°29'16" W 99.43 feet to a point on a fence; thence along fence line the following three (3) calls: (1) S 89°46'23" E 248.92 feet; (2) S 89°37'05" E 196.88 feet; (3) S 89°55'52" E 264.44 feet; thence N 0°58'40" E 329.76 feet; thence S 89°30'16" E along a fence line 386.41 feet; thence S 0°00'00" W 5.38 feet; thence S 89°00'00" E 214.83 feet; thence N 1°00'00" E 447.65 feet; thence S 89°46'00" E 95.43 feet along a fence line and along boundary line agreement line recorded as Entry #22627:2001; thence S 88°24'30" E 167.04 feet along fence line and along said boundary line agreement line; thence S 88°11'00" E 238.07 feet to the POINT OF BEGINNING. Area = 24.718 acres (107,6715 sq. ft.)

Pace Industrial Park Annexation Plat

Exhibit "B"



SUBJECT PROPERTY
 The subject property is located in the City of Payson, Montana, and is bounded by 3550 West, 500 West, 400 North, and East Industrial. The property is currently zoned Industrial and is being annexed to the City of Payson.

BOUNDARY DESCRIPTION
 The boundary of the subject property is described as follows: ...

ACCEPTANCE BY COUNTY SATELITE
 The subject property has been accepted by the County Satellite ...

ACCEPTANCE OF 45 SLATED BOY
 The subject property has been accepted by the 45 Slated Boy ...

ANNEXATION PLAT
PACE INDUSTRIAL PARK
 NOVEMBER 2011
 MW BROWN ENGINEERING, INC.
 1000 1/2 AVENUE S, SUITE 100
 PAYSON, MONTANA 59459
 TEL: 406.875.1111
 FAX: 406.875.1112



PUBLIC NOTICE

Notice is hereby given that the Payson City Council will conduct a public hearing on Wednesday, May 4, 2022 beginning at 6:00 p.m. on the following projects:

- Pace Industrial Park Annexation – Request by John Woodley to annex Utah County Parcel 30:024:0103 into Payson City. The parcel is located at approximately 700 West 400 North and is 26.77 acres total. The applicant is requesting I-1 (Light Industrial) zoning upon annexation.

The meeting will be held at the Payson City Center located at 439 W Utah Avenue, Payson, Utah and electronically via Zoom Conferencing. For more information please see the Payson City website (at least 24 hours in advance of the meeting), call the Development Services Department at (801) 465-5214, or email chrisv@payson.org.

/s/ Chris Van Aken
Payson Planner II

Posted this 14th day of April, 2022 in the Payson City Center and on the Utah Public Notice Website and published in the Payson Chronicle on April 20, 2022.

NOTICING CERTIFICATE

STATE OF UTAH)
) §
COUNTY OF UTAH)

I, Kim E. Holindrake, do hereby certify that I am the duly appointed, qualified and acting Recorder for Payson City, Utah. I do further certify that a true and correct copy of the Public Hearing for the Pace Industrial Park Annexation held on Wednesday, May 4, 2022, beginning at 6:00 p.m. was noticed according to UCA 10-2-407 and Payson City Code 19.12.6 and 19.2.7 prior to the meeting as follows:

- Posted at the Payson City Offices at 439 W Utah Avenue, Payson City Library at 66 S Main, and Payson Post Office at 955 East 100 North.
- E-mailed to the media for publication (The Payson Chronicle).
- Posted on the City's website at www.paysonutah.org.
- Posted on the Utah Public Notice Website.
- Mailed to property owners in the City within five hundred (500) feet and in the unincorporated area within ¼ mile of the proposed annexation.

DATED this 14th day of April, 2022.





Kim E. Holindrake, MMC
City Recorder

PROOF of PUBLICATION

STATE OF UTAH, }
COUNTY OF UTAH, } ss.

I, Michael Olson
being first duly sworn, depose and say that I am the _____
Publisher of The Payson Chronicle, a weekly
newspaper of general circulation, published once each week at
Payson, Utah, that the notice attached hereto and which is a

Payson Public
Notice

was published in said newspaper for 1 consecutive issues,
the first publication having been made on the 20 day of
Apr, 2022, and the last on the — day of
—, that said notice was published in the
regular and entire issue of every number of the paper during the
period and times of publication, and the same was published in the
newspaper proper and not in any supplement.

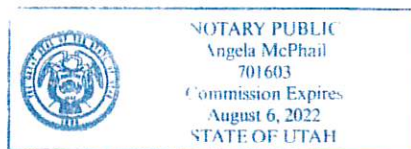
Michael Olson

Subscribed and sworn to before me this 20th day of
April, 2022

Angela McPhail

Notary Public

My commission expires: August 6, 2022.



The meeting will be held at the Payson City Center located at 439 W Utah Avenue, Payson, Utah and electronically via Zoom Conferencing. For more information please see the Payson City website (at least 24 hours in advance of the meeting), call the Development Services Department at (801) 465-5214, or email chrisv@payson.org.

/s/ Chris Van Aken
Payson Planner II

Posted this 14th day of April, 2022 in the Payson City Center and on the Utah Public Notice Website and published in the Payson Chronicle on April 20, 2022.

PUBLIC NOTICE

Notice is hereby given that the Payson City Council will conduct a public hearing on Wednesday, May 4, 2022 beginning at 6:00 p.m. on the following projects:

- Pace Industrial Park Annexation - Request by John Woodley to annex Utah County Parcel 30:024:0103 into Payson City. The parcel is located at approximately 700 West 400 North and is 26.77 acres total. The applicant is requesting I-1 (Light Industrial) zoning upon annexation.

