

STATE OF UTAH



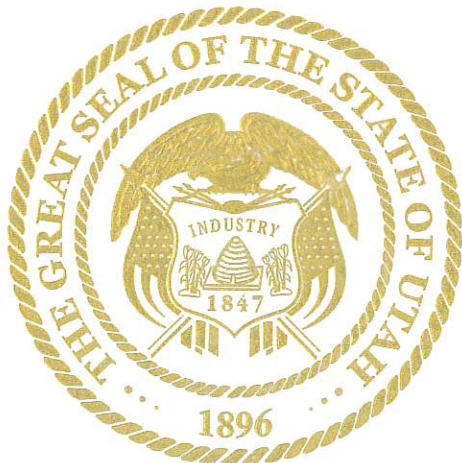
OFFICE OF THE LIEUTENANT GOVERNOR

CERTIFICATE OF WITHDRAWAL

I, Deidre M. Henderson, Lieutenant Governor of the State of Utah, hereby certify that there has been filed in my office a notice of withdrawal of the LITTLE VALLEY SUBDIVISION FROM THE TRAVERSE RIDGE SPECIAL SERVICE DISTRICT, located in DRAPER CITY, dated SEPTEMBER 14, 2023, complying with Sections §17D-1-603 and §67-1a-6.5 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 withdrawal, referred to above, on file with the Office of the Lieutenant Governor pertaining to the LITTLE VALLEY SUBDIVISION FROM THE TRAVERSE RIDGE SPECIAL SERVICE DISTRICT, located in SALT LAKE COUNTY, State of Utah.

IN TESTIMONY WHEREOF, I have hereunto set my hand, and affixed the Great Seal of the State of Utah this 13<sup>th</sup> day of October, 2032 at Salt Lake City, Utah.



*Deidre M. Henderson*

DEIDRE M. HENDERSON  
Lieutenant Governor



**NOTICE OF IMPENDING BOUNDARY ACTION**

The Honorable Deidre Henderson  
Lieutenant Governor of the State of Utah  
Utah State Capitol Complex  
P.O. Box 142325  
Salt Lake City, UT 84114-2325

Re: Notice of Withdrawal of Area from the Traverse Ridge Special Service District

Dear Lieutenant Governor Henderson:

Pursuant to U.C.A. § 17D-1-603, Draper City is hereby filing notice that on September 12, 2023, the Draper City Council passed Resolution 23-46 -- Approving the Withdrawal of the Little Valley Subdivision from the Traverse Ridge Special Service District.

Enclosed please find a copy of Resolution 23-46 and the approved final local entity plat that meets the requirement of U.C.A. § 67-1a-6.5.

I hereby certify as the approving authority that all requirements applicable to this boundary action have been met. The Draper City Council respectfully requests the issuance of a Certificate of Withdrawal in accordance with Utah Code § 67-1a-6.5.

Please advise if you have any questions or concerns.

Dated this 14TH day of September, 2023.

ATTEST:

DRAPER CITY

  
\_\_\_\_\_  
Laura Oscarson, City Recorder

  
\_\_\_\_\_  
Mayor Troy K. Walker



**RESOLUTION NO. 23-46**

**A RESOLUTION OF THE DRAPER CITY COUNCIL APPROVING THE  
WITHDRAWAL OF THE LITTLE VALLEY SUBDIVISION FROM THE  
TRAVERSE RIDGE SPECIAL SERVICE DISTRICT**

**WHEREAS**, the Draper City Council, by Resolution dated December 28, 1999, has previously established the Traverse Ridge Special Service District ("TRSSD") for the purpose of providing transportation, snow removal, sanitation and street lighting services within the area designated as the TRSSD; and

**WHEREAS**, the Draper City Council, by Resolution dated June 17, 2003, previously approved the annexation petition into the TRSSD of the properties located in the Little Valley Condominiums plat ("Little Valley Properties"); and

**WHEREAS**, Draper City has received a formal request from property owners of Little Valley Properties ("Little Valley Petition"), attached hereto as Exhibit A, to withdraw the Little Valley Properties from the TRSSD; and

**WHEREAS**, Utah Code Ann. 17D-1-601 provides the municipality that created a special service district may by resolution approve the withdrawal of an area from the special service district if the Draper City Council determines that the area should not or cannot be provided the service that the special service district provides

**WHEREAS**, the Draper City Council, in accordance with state law, has considered the Little Valley Petition; and

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF DRAPER CITY, STATE OF UTAH, AS FOLLOWS:**

**Section 1. Findings.** The Draper City Council finds: (1) for the reasons stated in the Little Valley Petition, the Little Valley Properties should not or cannot be provided the services that the TRSSD provides; (2) there aren't any outstanding and unpaid bonds, notes, or other obligations of the TRSSD; and (3) the TRSSD has no existing contractual obligations to provide services.

**Section 2. Approval.** The Draper City Council approves the withdrawal of the Little Valley Properties from the TRSSD and approves the final local entity plat attached hereto as Exhibit B. Staff is directed to file with the lieutenant governor within thirty days of the passage of this resolution the approved final local entity plat and a notice of impending boundary action that complies with Utah Code Subsection 67-1a-6.5(3).

**Section 3. Severability.** If any section, part or provision of this Resolution is held invalid or unenforceable, such invalidity or unenforceability shall not affect any other portion of this Resolution, and all sections, parts and provisions of this Resolution shall be severable.

**Section 4. Effective Date.** This Resolution shall become effective immediately upon its passage.

PASSED AND ADOPTED BY THE CITY COUNCIL OF DRAPER CITY, STATE OF UTAH, THIS THE 12<sup>TH</sup> DAY OF SEPTEMBER 2023.

ATTEST:

*Laura Oscarson*

Laura Oscarson, MMC, City Recorder



DRAPER CITY:

*Troy K. Walker*

Mayor, Troy K. Walker

VOTE TAKEN:

YES

NO

Councilmember Green

Councilmember T. Lowery

Councilmember F. Lowry

Councilmember Roberts

Councilmember Vawdrey

Mayor Walker

**EXHIBIT A**





5. From 2005 to the present, CALV homeowners have collectively paid nearly \$200,000 in service fees to TRSSD and during those years TRSSD has refused to provide road maintenance services.
6. The TRSSD service area has a total of about 53 lane miles.
7. The total length of CALV roadways is about 1,950 feet, less than ½ mile.
8. CALV homeowners necessarily travel upon only a small segment of a road within the TRSSD service area.
  - a. Traverse Ridge Road is not within the TRSSD service area at the turnoff to CALV. The turnoff is at Maple Park Court, which is within the TRSSD service area.
  - b. To travel to CALV, a homeowner would drive up Traverse Ridge Road and turn right on Maple Park Court.
  - c. Then, the homeowner would travel about 310 feet on Maple Park Court before entering the CALV boundary at Vista Valley Drive. (See link to interactive TRSSD boundary map.)  
  
<https://draper.maps.arcgis.com/apps/StorytellingTextLegend/index.html?appid=c491973a21a74ab2a3733d4ac08b0064>
9. There are approximately 40 homes in CALV.

A provision of the Special Service District Act states that “the legislative body of the ... municipality that created a special service district may by resolution ... (1) approve the withdrawal of an area from the special service district if the legislative body determines that the area should not or cannot be provided the service that the special service district provides ....” Utah Code Ann. §17D-1-601(1). In recent communications with TRSSD, the district has reaffirmed that it does not oppose a petition to Draper City to redraw the boundaries and remove CALV from the TRSSD service area.

CALV makes this formal written request for Draper City to adopt a resolution approving the withdrawal of CALV from the service area of the TRSSD. We would like to coordinate with and support the City’s effort and, as mentioned, expect the TRSSD will also do so. Please contact me or Chuck O’Brien 801-205-3548.



January 6, 2023

Page 3

---

[obrienregroup@gmail.com](mailto:obrienregroup@gmail.com), to let us know what we can do to support the effort. Thank you for your consideration.

Sincerely,

---

RICHARDS BRANDI MILLER NELSON



Matthew C. Barneck

MCB/ple

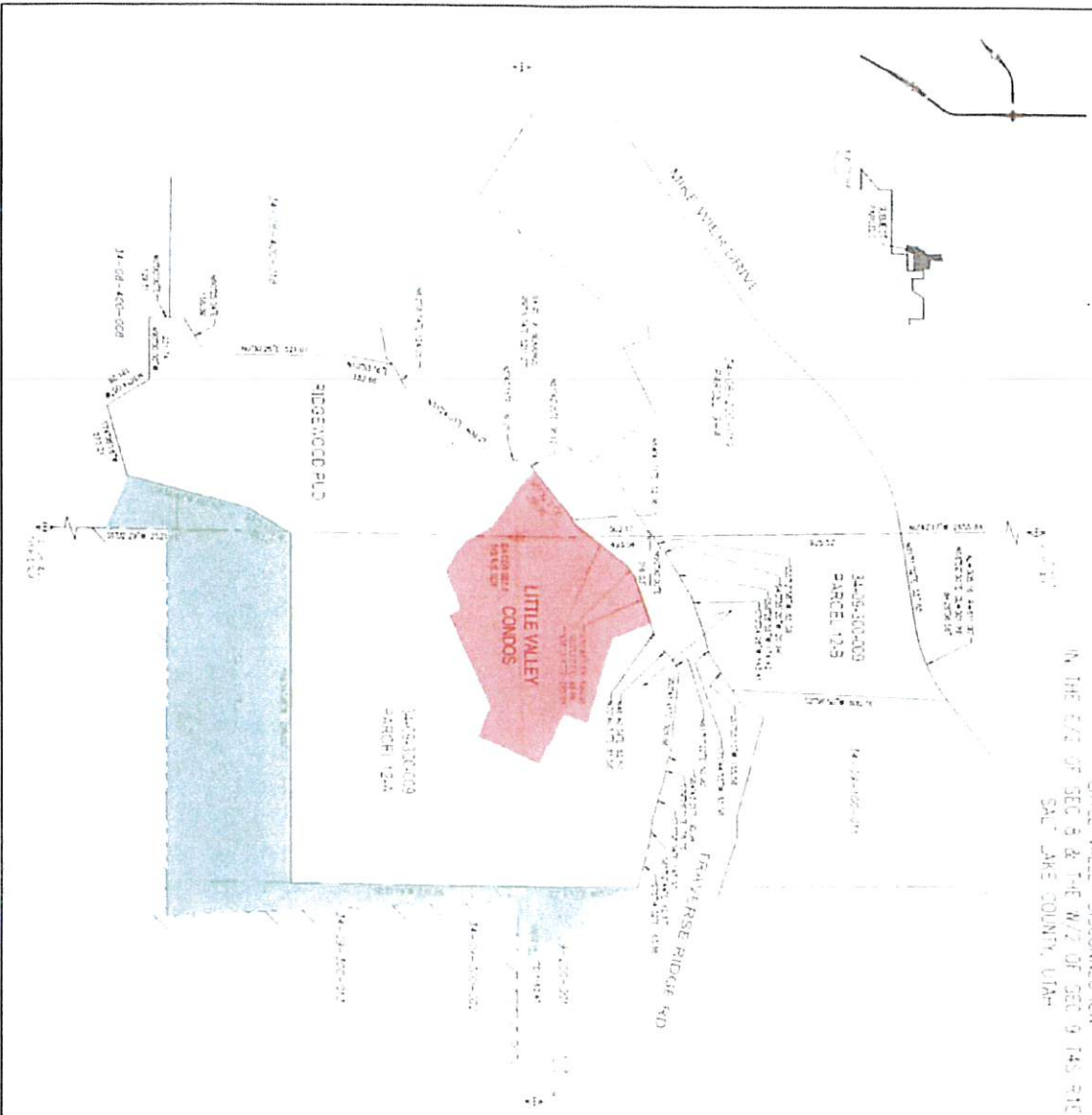
cc: Mike Barker ([mike.barker@draperutah.gov](mailto:mike.barker@draperutah.gov))  
Chuck O'Brien ([Obrienregroup@gmail.com](mailto:Obrienregroup@gmail.com))

G:\11951\DOCS\22184-0001-11665341\EXCV

**EXHIBIT B**

**Final Local Entity Plat  
Cove at Little Valley**

LITTLE VALLEY DISCONNECTION  
 IN THE E/2 OF SEC 9 & THE W/2 OF SEC 9 T4S R1E S1W  
 SALT LAKE COUNTY, UTAH



LEGAL DESCRIPTION

The following is a legal description of the land shown on the attached plat:  
 Section 9, Township 4 South, Range 1 East, Salt Lake County, Utah, containing the following:  
 (Detailed description of the subdivision and its boundaries follows)

LIST OF LOTS

LOT	ACRES	OWNER
1	0.10	...
2	0.10	...
3	0.10	...
4	0.10	...
5	0.10	...
6	0.10	...
7	0.10	...
8	0.10	...
9	0.10	...
10	0.10	...

APPROVAL BY LEGISLATIVE BODY  
 COUNTY ATTORNEY APPROVED THE SUBDIVISION  
 RECORDS OF THE COUNTY RECORDS OFFICE  
 RECORDS SECTION SALT LAKE COUNTY, UTAH  
 FILE NO. \_\_\_\_\_

SALT LAKE COUNTY SURVEYOR  
 APPROVED BY THE SURVEYOR  
 DATE: \_\_\_\_\_

DATE OF REVISIONS

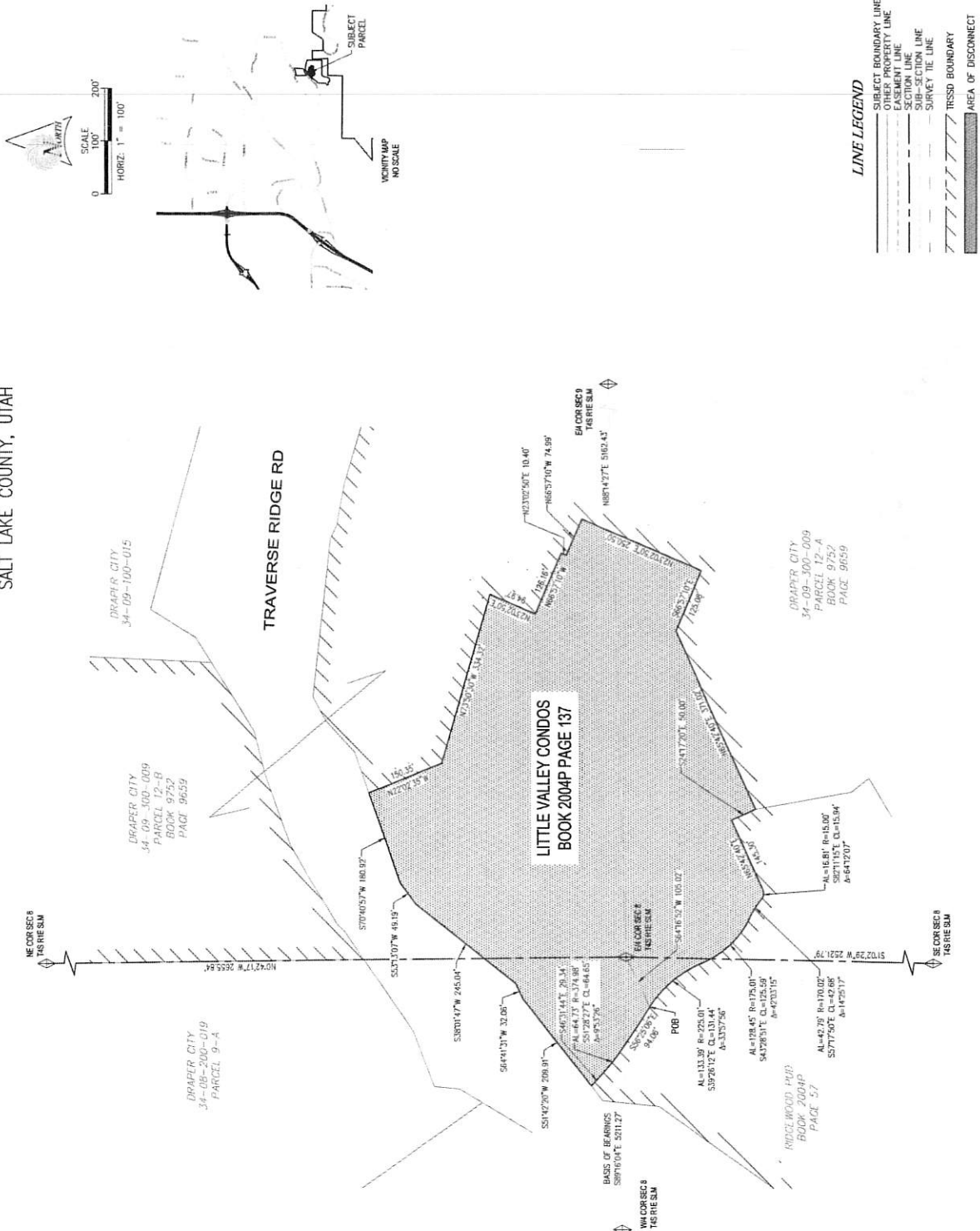
THE SURVEYOR HAS REVIEWED THE PLAT AND  
 FINDS THAT THE SAME COMPLY WITH THE  
 REQUIREMENTS OF THE UTAH SUBDIVISION  
 ACT AND THE RULES AND REGULATIONS OF THE  
 BOARD OF SURVEYORS AND MAPPING ENGINEERS  
 OF THE STATE OF UTAH. THE SURVEYOR  
 HEREBY CERTIFIES THAT THE PLAT IS  
 TRUE AND CORRECT AND THAT THE  
 AREAS SHOWN THEREON ARE THE  
 SAME AS SHOWN ON THE ORIGINAL  
 SURVEY INSTRUMENTS AND RECORDS.  
 SURVEYOR'S SIGNATURE: \_\_\_\_\_  
 DATE: \_\_\_\_\_

STATE OF UTAH  
 COUNTY OF SALT LAKE  
 SURVEYOR  
 [Signature]

PREPARED BY: \_\_\_\_\_  
 DATE: \_\_\_\_\_  
 PROJECT: \_\_\_\_\_  
 SHEET NO. 10-007  
 TOTAL SHEETS: \_\_\_\_\_  
 SCALE: \_\_\_\_\_  
 DRAWING NO. \_\_\_\_\_



FINAL LOCAL ENTITY PLAT  
 LITTLE VALLEY DISCONNECTION FROM TRAVERSE RIDGE SPECIAL SERVICE DISTRICT  
 IN THE E/2 OF SEC 8 & THE W/2 OF SEC 9 T4S R1E S1M  
 SALT LAKE COUNTY, UTAH



APPROVED  
 THE CITY OF Salt Lake City 2023  
 ATTEST:  
 MAYOR

SALT LAKE COUNTY SURVEYOR  
 APPROVED THIS 29th DAY OF September A.D. 2023  
 BY THE SALT LAKE COUNTY SURVEYOR, PURSUANT TO SECTION  
 17-23-20 OF UTAH STATE CODE  
 SALT LAKE COUNTY SURVEYOR

LEGAL DESCRIPTION

AREA OF DISCONNECTION FROM TRAVERSE RIDGE SPECIAL SERVICE DISTRICT:  
 ALL OF LITTLE VALLEY CONDOMINIUMS, recorded as Entry 9076289, in Book 2004P, Page 137.

SURVEYOR'S CERTIFICATE

I, DALE J. ROBINSON, A PROFESSIONAL LAND SURVEYOR LICENSED UNDER UTAH CODE 58-22, HOLDING LICENSE NUMBER 16360, DO HEREBY CERTIFY THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH UTAH CODE 12-23-20, WAS MADE BY ME OR UNDER MY DIRECTION, AND SHOWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF SAID FINAL LOCAL ENTITY PLAT.

NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO PROVIDE AN ACCURATE GRAPHIC REPRESENTATION OF THE DISCONNECTION FROM THE TRAVERSE RIDGE SPECIAL SERVICE DISTRICT AS SHOWN ON THE ATTACHED MAP. THIS PLAT WAS PASSED AND ADOPTED JUNE 17TH, 2023.

THE BARS OF BEARING FOR THIS SURVEY IS THE LINE BETWEEN THE WEST QUARTER CORNER AND THE EAST QUARTER CORNER OF SECTION 8, T4S R1E S1M.

THIS PLAT WAS PREPARED FROM VERIFIED INFORMATION ONLY. MEASUREMENTS WERE NOT TAKEN IN THE FIELD.

- REFERENCES:
1. BLS33 P744 NOTICE OF INTENT TO ESTABLISH TRSSD
  2. B2004P P657 REDEVELOPMENT SUBDIVISION
  3. B2004P P657 REDEVELOPMENT SUBDIVISION
  4. B2004P P657 REDEVELOPMENT SUBDIVISION
  5. B2004P P657 REDEVELOPMENT SUBDIVISION

FINAL DRAFT  
 DATE: 9/27/23  
 COMMENT: 024E

**SUNRISE**  
 ENGINEERING

2223 SOUTH BUSINESS PARK DRIVE, SUITE 226  
 SALT LAKE CITY, UT 84119  
 TEL: 801.532.5100 • FAX: 801.523.0999

DALE J. ROBINSON  
 SURVEYOR

FINAL LOCAL ENTITY PLAT

LITTLE VALLEY DISCONNECTION FROM TRAVERSE RIDGE SPECIAL SERVICE DISTRICT IN THE E/2 OF SEC 8 & THE W/2 OF SEC 9 T4S R1E S1M

SHEET NO.	SHEETED	UNSHOWN	CHECKED	SHEET NO.
001	1	0	1	10-007

RECORDED: SALT LAKE COUNTY RECORDER  
 STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF:  
 DATE: \_\_\_\_\_ TIME: \_\_\_\_\_ BOOK: \_\_\_\_\_ PAGE: \_\_\_\_\_

DEPUTY SALT LAKE COUNTY RECORDER

LINE LEGEND

- SUBJECT BOUNDARY LINE
- OTHER PROPERTY LINE
- ADJACENT PROPERTY LINE
- SECTION LINE
- SUB-SECTION LINE
- SURVEY TIE LINE
- TRSSD BOUNDARY
- AREA OF DISCONNECT

