

**GRANTSVILLE CITY
ORDINANCE 2020-12**

AN ORDINANCE OF GRANTSVILLE CITY, ANNEXING INTO ITS CITY LIMITS APPROXIMATELY 900 ACRES OF REAL PROPERTY LOCATED ON THE EASTERN BOUNDARY OF GRANTSVILLE CITY'S LIMITS ADJACENT TO SHEEP LANE; AMENDING THE OFFICIAL ZONING MAP OF GRANTSVILLE CITY, UTAH TO DESIGNATE THIS PROPERTY AS AN MG ZONE.

(LAKEVIEW BUSINESS PARK)

WHEREAS, the Grantsville City Council has received and considered a petition for the annexation of approximately 900 acres of real property located directly on the eastern boundary of Grantsville City's Corporate limits; and

WHEREAS, no protests of the annexation petition have been filed; and

WHEREAS, the Grantsville City Council has conducted a public hearing on this proposed annexation, after proper notice and has considered any comments made at the public hearing; and

WHEREAS, the Grantsville City Council finds that this annexation petition will promote the best interests of the City, including the health, safety and welfare of its residents.

NOW, THEREFORE, BE IT ORDAINED BY THE GRANTSVILLE CITY COUNCIL, that the Annexation Petition dated March 12, 2020 and filed by Anthon Stauffer is hereby granted. The following described real property located in Tooele County, State of Utah is hereby annexed into the corporate boundaries of Grantsville City and assigned the zoning designation MG. The inhabitants and property owners thereof shall enjoy all of the privileges of Grantsville City upon the effective date of this ordinance:

A parcel of land located in the Section 1 and the North Half of Section 12, Township 3 South, Range 5 West, Salt Lake Base and Meridian, Tooele County, Utah, described as follows:

BEGINNING at a point on the east line of Section 1, Township 3 South, Range 5 West, Salt Lake Base and Meridian, said point being South 00°22'10" East 772.12 feet along said line from the Tooele County Dependent Resurvey monument found marking the Northeast Corner of said Section 1, and thence continuing along said line South 00°22'10" East 1,874.14 feet to Tooele County Dependent Resurvey monument found marking the East Quarter Corner of said Section 1; thence South 00°20'45" East

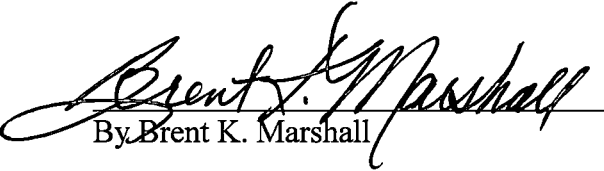
2,635.35 feet to the Tooele County Dependent Resurvey monument found marking the Southeast Corner of said Section 1; thence South 00°21'26" East 2,640.77 feet to the Tooele County Dependent Resurvey monument found marking the East Quarter Corner of Section 12, Township 3 South, Range 5 West, Salt Lake Base and Meridian; thence along the east line of said Section 12 South 00°22'15" East 1,060.00 feet; thence South 89°36'48" West 4,527.07 feet to the easterly line of Sheep Lane; thence along said line the following five courses: 1) North 00°22'15" West 2,666.04 feet to a point of tangency of a 3,050.00 foot radius curve to the left, 2) Northerly 1,286.65 feet along the arc of said curve through a central angle of 24°10'13" and a long chord of North 12°27'22" West 1277.13 feet, 3) North 24°32'28" West 450.88 feet to a point of tangency of a 2,950.00 foot radius curve to the right, 4) Northerly 1,229.08 feet along the arc of said curve through a central angle of 23°52'17" and a long chord of North 12°36'20" West 1,220.21 feet and 5) North 00°40'11" West 470.09 feet to the south line of Lot 2, Miller Motorsports Business Park PUD No. 1; thence along the boundary of said lot the following three course: 1) North 89°40'28" East 1,505.87 feet, 2) North 00°19'32" West 1,065.00 feet and 3) South 89°40'28" West 1,512.21 feet to said east line of Sheep Lane; thence along said line North 00°39'55" West 1,708.11 feet; thence South 84°23'36" East 5,284.93 feet to the POINT OF BEGINNING. Said parcel contains 39,951,742 square feet or 917.16 acres, more or less.

The appropriate City Officers are hereby authorized and directed to execute the annexation plat that was presented as a part of the annexation petition and within 30 days of the enactment of this ordinance, send notice of this annexation to each affected entity including the Tooele County Commissioners, North Tooele County Fire Protection Service District, Tooele Valley Mosquito Abatement District, Tooele County Special Service District—Water, Tooele County School District, Tooele County Boundary Commission, Tooele County Recreation Service District, Rocky Mountain Power, has been recorded with the Tooele County Recorder a certified copy of this ordinance together with the annexation plat and file with the Lieutenant Governor of the State of Utah a certified copy of this ordinance, a copy of the approved annexation plat with evidence that it was recorded by the Tooele County Recorder and filed with the Tooele County Surveyor in accordance with Utah Code Ann. §17-23-17, together with the required certification and written notice of the adoption of this ordinance. Also in accordance with Utah Code Ann. §10-1-116 the appropriate City Officers shall provide notice of this annexation to the State Tax Commission accompanied with a copy of this ordinance, a copy of the annexation plat with evidence that the plat was recorded by the Tooele County Recorder and the required Certification of the Grantsville City Council.

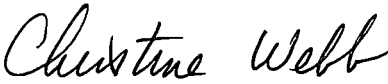
This Ordinance shall take effect upon the date of the Lieutenant Governor's issuance of a certificate of annexation under Utah Code Ann. §10-2-425(5)(b), provided a short summary of this ordinance has been published in a newspaper of general circulation within Grantsville City, as provided for by law.

IN WITNESS WHEREOF, this Ordinance was passed by the Grantsville City Council this 20th day of May, 2020.

GRANTSVILLE CITY COUNCIL


By Brent K. Marshall

A T T E S T



Christine Webb,
City Recorder

(SEAL)



Date of Posting 5/26/2020

EXHIBIT "B"**Petitioners' Report of Tax Consequences for the Property**

The Property proposed for annexation is located in Tooele County, State of Utah. Several governmental entities impose taxes upon the Property. The present total tax rate imposed against the Property is 0.013758. The specific entities and their current tax rates are as follows:

Tooele County	.001407
Multicounty Assessing & Collecting Levy	.000009
County Assessing & Collecting Levy	.000439
Tooele County School District (Basic Levy)	.001661
Tooele County School District (Local Levy)	.007782
Charter School Levy	.000122
Tooele Valley Mosquito Abatement District	.000317
North Tooele County Fire Protection Service District	.000734
Municipal Type Service Fund	.001105
Deseret Peak S.S.D.	0
Deseret Peak E.D.P.	0
Tooele County Health Department	.000182
TOTAL TAX RATE:	0.013758

If the proposed annexation is approved, the only change to the property taxes for the private real property located in the area proposed for annexation would be (i) the removal of the North Tooele County Fire Protection Service District tax rate; (ii) the removal of the Municipal Type Service Fund tax rate; and (iii) the imposition of Grantsville City's tax rate. Grantsville City's present tax rate is 0.002167. This would result in an overall increase to the tax rate by 0.000328 for a total tax rate of 0.014086 to be imposed against the Property. Thus, if the Property is annexed into Grantsville City, it would have very minimal tax changes for the real property initially.

LAKEVIEW BUSINESS PARK Final Local Entity Plat

Located in the Section 1 and the North Half of Section 12,
Township 3 South, Range 5 West, Soil Lake Base and Meridian,
Toole County, Utah

SURVEYOR'S CERTIFICATE Chapter 20 Professional Land Surveyors License No. 35163, as amended by the Utah State Board of Professional Land Surveyors, is hereby certified that I am the duly qualified and licensed surveyor of record for the above described plat and that the same was prepared in accordance with the provisions of the Utah Professional Land Surveyors Act, Chapter 20, Utah Code, and that the same is a true and correct presentation of the facts as shown to me by the owner and as shown hereon in a true and correct presentation of the facts as shown to me by the owner.

Date: March 12, 2020



ANNEXATION BOUNDARY DESCRIPTION

Mark H. Deary
P.L.S. No. 35163

A parcel of land located in the Section 1 and the North Half of Section 12, Township 3 South, Range 5 West, Soil Lake Base and Meridian, Toole County, Utah, containing 264.43 acres, more or less, as shown on the attached plat, is hereby annexed to the City of Tropic, Toole County, Utah, and the same is hereby designated as the Lakeview Business Park. The parcel is bounded on the north by the Section 1 and the North Half of Section 12, Township 3 South, Range 5 West, Soil Lake Base and Meridian, Toole County, Utah, containing 264.43 acres, more or less, as shown on the attached plat, and on the south by the Section 1 and the North Half of Section 12, Township 3 South, Range 5 West, Soil Lake Base and Meridian, Toole County, Utah, containing 264.43 acres, more or less, as shown on the attached plat.

The purpose of this plat is to provide a final and certain description for the creation of the parcel of land described above into the Corporation, City, Town, Precinct or other political subdivision of the State of Utah. The effective date of the final annexation shown hereon is March 12, 2020.

The effective date of the final annexation shown hereon is March 12, 2020.

This is to certify that the information herein is a true and correct presentation of the facts as shown to me by the owner and as shown hereon in a true and correct presentation of the facts as shown to me by the owner. The information herein is a true and correct presentation of the facts as shown to me by the owner and as shown hereon in a true and correct presentation of the facts as shown to me by the owner.

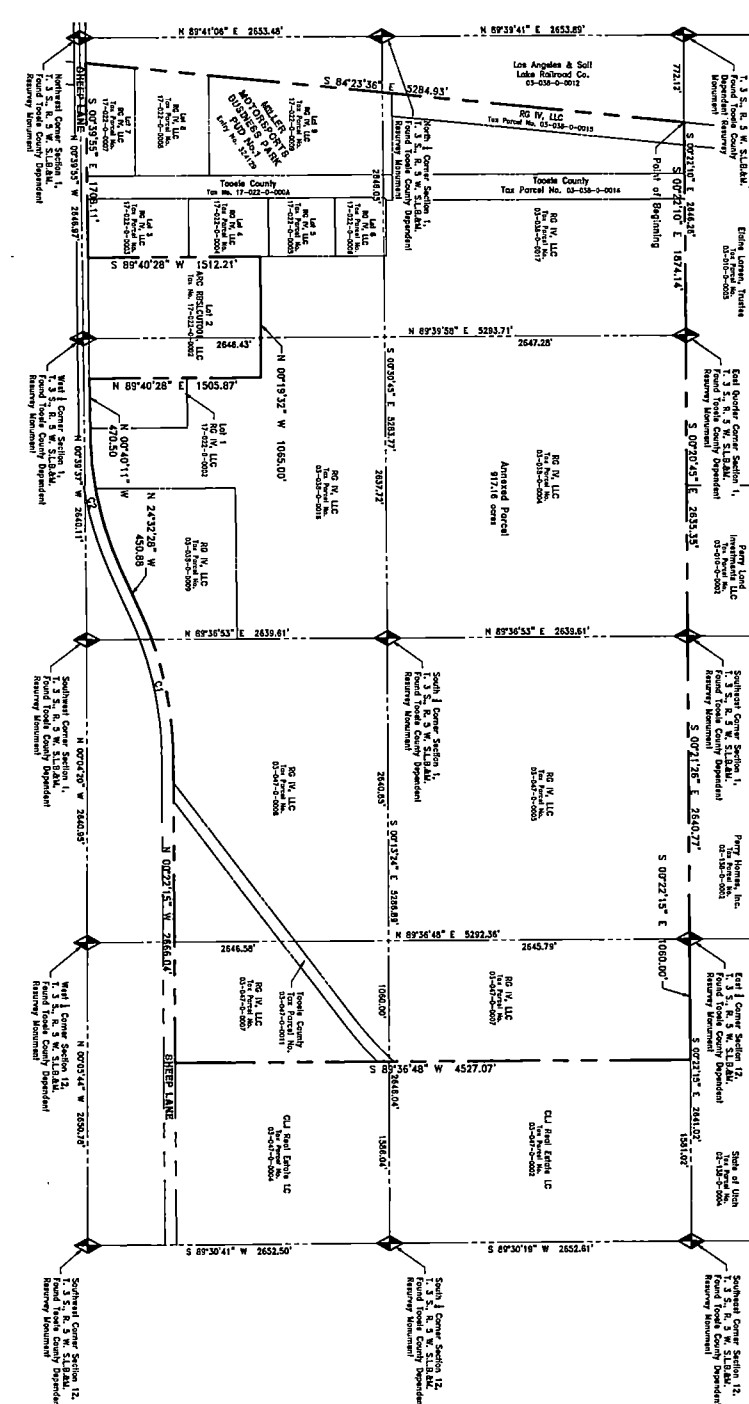
ACCEPTANCE BY LEGISLATIVE BODY

This is to certify that the information herein is a true and correct presentation of the facts as shown to me by the owner and as shown hereon in a true and correct presentation of the facts as shown to me by the owner. The information herein is a true and correct presentation of the facts as shown to me by the owner and as shown hereon in a true and correct presentation of the facts as shown to me by the owner.

LAKEVIEW BUSINESS PARK ANNEXATION

Bound this day _____ of _____ 20 ____

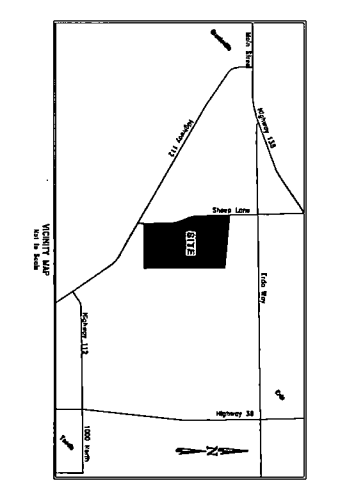
Signature of City Mayor: _____
Title: _____



CURT	POINTS	LENGTH	DETA	BEARING	CURVD	INACRGT
01	3500.00'	128.645'	347.013'	N 127°27'28" W	127.713'	63.524'
02	2500.00'	158.885'	259.317'	N 127°28'28" W	152.821'	63.524'

PREPARED BY:

Engineering Associates, L.C.
5824 South Green Street
Boronia, Utah 84135 801-715-5000



TOOLE COUNTY SURVEYOR

Approved this _____ day of _____ 20 ____
as a Final Local Entity Plat by the Toole County Surveyor.

TOOLE COUNTY RECORDER

State of Utah, County of Toole, recorded and filed of the
request of _____

Date _____ Time _____ Book _____ Page _____

TOOLE COUNTY RECORDER