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RASHELLE HOBBS  
RECORDER, SALT LAKE COUNTY, UTAH  
SANDY CITY  
10000 CENTENNIAL PARKWAY  
SANDY UT 84070  
BY: SSA, DEPUTY - WJ 9 P.

# AFFIDAVIT TO AMEND RECORDED ORDINANCE

March 19, 2019

Salt Lake County Recorder  
2001 South State Street, N1600  
Salt Lake City, Utah 84190

Dear Madam,

Attached is Ordinance #18-20 Street Vacation – 10080 South State Street that needs the recording to be amended. The original ordinance did not include exhibits “A” (Survey map) and “B” (Legal Descriptions).

Sincerely,

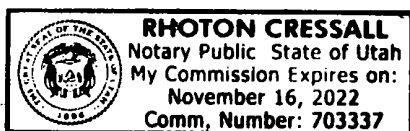
Wendy Downs, CMC  
City Recorder

State of Utah )  
: ss.  
County of Salt Lake )

On the 19<sup>th</sup> day of March, 2019, personally appeared before me Wendy Down, who being by me duly sworn, did say that they are the City Recorder, respectively, of Sandy City, a municipal corporation of the State of Utah, and said persons acknowledged to me that said corporation executed the same.

  
Notary Public

Residing in Sandy City, Salt Lake County  
My Commission Expires: 11.16.2022



STREET VACATION - 10080 SOUTH STREET

ORDINANCE #18-20

AN ORDINANCE MODIFYING THE OFFICIAL STREET MAP OF SANDY CITY BY VACATING 2,902 SQUARE FEET OF STREET RIGHT-OF-WAY LOCATED ALONG 10080 SOUTH STREET; ALSO ESTABLISHING AN EFFECTIVE DATE.

WHEREAS, the City Council has been granted specific authority to regulate, plan and establish public streets within Sandy City and may amend such regulations and plans or vacate a street according to the provisions of Sections 10-8-8 and 10-9a-607 through 10-9a-609.5, Utah Code Annotated 1953; and

WHEREAS, a modification to the official street map has been proposed to vacate 2,902 sq. ft. of street right-of-way located approximately at 10080 South Centennial Parkway. This street vacation would be along north and northeast side of the properties located at 10145 South Centennial Parkway and 10210 South State Street; and

WHEREAS, the Planning Commission held a public meeting on July 5, 2018 to consider the vacation which meeting was preceded by publication in the Salt Lake Tribune on June 21, 2018, and by notice posted in Sandy City Hall, on the Sandy City Website - <http://www.sandy.utah.gov>, the Utah Public Notice Website - <http://pmn.utah.gov>, and on the property on June 20, 2018, and also mailed to the record owner of each parcel that is accessed by the public street or right of way and those within 500 feet of the portion to be vacated; and

WHEREAS, the Planning Commission determined that good cause exists for the vacation and forwarded its recommendation to the City Council; and

WHEREAS, a public hearing was held before the Sandy City Council on July 31, 2018 to consider adoption of the proposed amendment, which hearing was preceded by publication in the Salt Lake Tribune, and by posting in Sandy City Hall, Sandy Parks & Recreation, the Salt Lake County Library - Sandy, the Sandy City Website - <http://www.sandy.utah.gov> and in Utah Public Meeting Notice Website - <http://pmn.utah.gov> on July 16, 2018, also mailed to the owner of each parcel that is accessed by the public street or right of way and to each affected entity, and posted on or near the street or right of way; and

WHEREAS, the vacation of street right-of-way along 10080 South Street is in the best interest of the health, safety and welfare of the City's residents; and

WHEREAS, the City Council has determined that good cause exists for vacation of said street and that neither the public interest nor any person will be materially injured by the vacation.

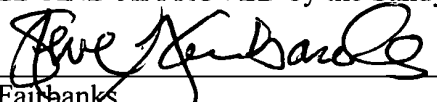
NOW, THEREFORE, BE IT ORDAINED by the City Council of Sandy, State of Utah, that is hereby granting the petition to vacate and that the Official Street Map of Sandy City is hereby modified by vacating 2,902 square feet of street right-of-way along 10080 South Street. The street vacation will be along the north and northeast side of properties located at 10145 South Centennial Parkway and 10210 South State Street. Such vacation is shown on **Exhibit A** and described in **Exhibit B**, which exhibits are attached hereto and by this reference made a part hereof.

Section 1. All former ordinances or parts thereof conflicting or inconsistent with the provisions of this ordinance hereby adopted are hereby repealed.

Section 2. The provisions of this ordinance shall be severable; and if any provision thereof, or the application of such provision under any circumstances is held invalid, it shall not affect any other provision of this ordinance, or the application in a different circumstance.

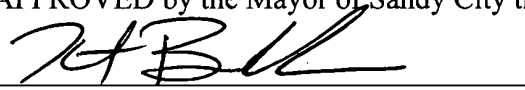
Section 3. This ordinance shall become effective upon its publication of a summary thereof.

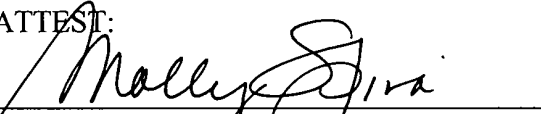
PASSED AND APPROVED by the Sandy City Council this 31<sup>st</sup> day of July, 2018.

  
\_\_\_\_\_  
Steve Fairbanks  
Sandy City Council

PRESENTED to the Mayor of Sandy City for his approval this 7<sup>th</sup> day of AUGUST, 2018.

APPROVED by the Mayor of Sandy City this 8<sup>th</sup> day of AUGUST, 2018.

  
\_\_\_\_\_  
Kurt Bradburn  
Mayor

ATTEST:  
  
\_\_\_\_\_  
Sandy City Recorder



RECORDED this 8<sup>th</sup> day of August, 2018.

SUMMARY PUBLISHED this 9<sup>th</sup> day of August, 2018.

# Sandy City Ordinance #18-20

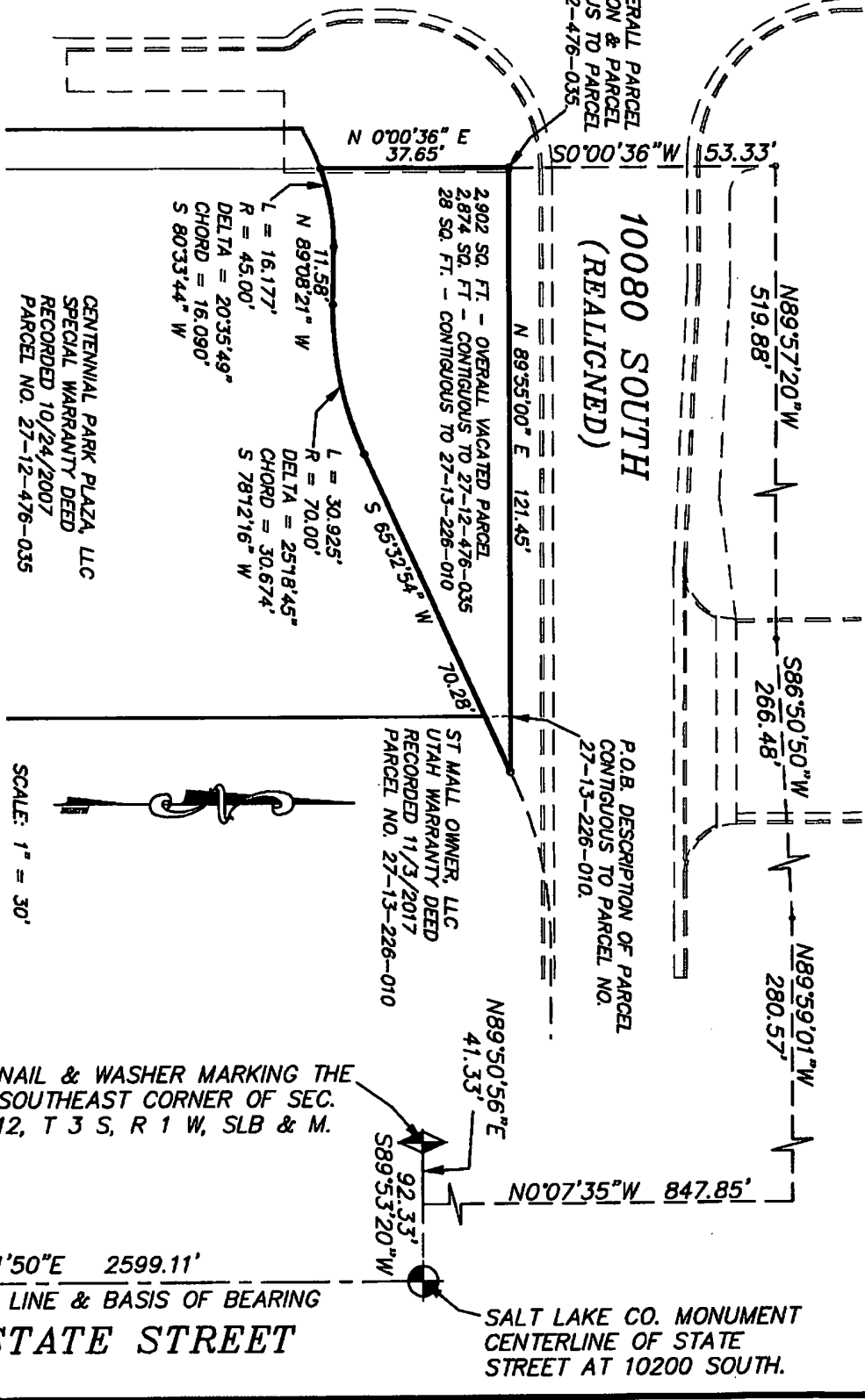
## **Exhibit A**

VACATION OF A PORTION OF 10080 SOUTH STREET LOCATED IN THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 3 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN

CENTENNIAL PARKWAY  
(NORTH BOUND)

P.O.B. OVERALL PARCEL DESCRIPTION & PARCEL NO. 27-12-476-035

10080 SOUTH  
(REALIGNED)



CENTENNIAL PARK PLAZA, LLC  
SPECIAL WARRANTY DEED  
RECORDED 10/24/2007  
PARCEL NO. 27-12-476-035

ST MALL OWNER, LLC  
UTAH WARRANTY DEED  
RECORDED 11/3/2017  
PARCEL NO. 27-13-226-010

P.O.B. DESCRIPTION OF PARCEL CONTIGUOUS TO PARCEL NO. 27-13-226-010.

SCALE: 1" = 30'

NAIL & WASHER MARKING THE SOUTHEAST CORNER OF SEC. 12, T 3 S, R 1 W, SLB & M.

SALT LAKE CO. MONUMENT  
CENTERLINE OF STATE  
STREET AT 10600 SOUTH.

MONUMENT LINE & BASIS OF BEARING  
STATE STREET

SALT LAKE CO. MONUMENT  
CENTERLINE OF STATE  
STREET AT 10200 SOUTH.

**Sandy City Ordinance #18-20**

**Exhibit B**

**DESCRIPTIONS OF A PORTION OF 10080 SOUTH STREET VACATED BY  
SANDY CITY**

**OVERALL DESCRIPTION OF A PORTION OF 10080 SOUTH STREET LOCATED IN THE  
SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 3 SOUTH, RANGE 1 WEST, SALT  
LAKE BASE AND MERIDIAN, TO BE VACATED BY SANDY CITY, MORE PARTICULARLY  
DESCRIBED AS FOLLOWS:**

Beginning at a point which lies North 89°50'56" East 41.33 feet to the westerly right-of-way line of State Street,  
North 0°07'35" West 847.85 feet along said westerly right-of-way line,  
North 89°59'01" West 280.57 feet,  
South 86°50'50" West 266.48 feet,  
North 89°57'20" West 519.88 feet and  
South 0°00'36" West 53.33 feet from the Southeast Corner of Section 12, Township 3 South, Range 1 West, Salt Lake Base and Meridian, said Southeast Corner of Section 12 lies South 89°53'20" West 92.33 feet from a Salt Lake County brass witness monument on the centerline of State Street at 10200 South, (Basis of Bearing for this description is South 0°01'50" East along the monument line in State Street defined by said witness monument at 10200 South and a Salt Lake County monument on the centerline of State Street at 10600 South);  
thence North 89°55'00" East 121.45 feet along the southerly edge of an existing concrete sidewalk to intersect the southerly right-of-way line of 10080 South Street as dedicated by that certain plat titled NEFF'S GROVE AND 10080 SOUTH STREET DEDICATION PLAT, recorded October 18, 2004 as Entry No. 9200501 in Book 2004P of plats at Page 304 in the office of the Salt Lake County Recorder; thence along said southerly right-of-way line the following four (4) courses:  
(1) South 65°32'54" West 70.283 feet to a point of curvature;  
(2) Southwesterly 30.925 feet along the arc of a 70.00 foot radius tangent curve to the right having a central angle of 25°18'45" and a chord bearing and length of South 78°12'16" West 30.674 feet to a point of tangency;  
(3) North 89°08'21" West 11.58 feet to a point of curvature;  
(4) Southwesterly 16.177 feet along the arc of a 45.00 foot radius tangent curve to the left having a central angle of 20°35'49" and a chord bearing and length of South 80°33'44" West 16.090 feet to the easterly right-of-way of Centennial Parkway;  
thence along said easterly right-of-way line, North 0°00'36" East 37.65 feet to the Point of Beginning.  
The above-described area contains approximately 2,902 square feet.

**DESCRIPTION OF A PORTION OF 10080 SOUTH STREET LOCATED IN THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 3 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, TO BE VACATED BY SANDY CITY, WHICH LIES IMMEDIATELY ADJACENT TO THAT CERTAIN PARCEL OF LAND CURRENTLY (JUNE 2018) IDENTIFIED BY THE SALT LAKE COUNTY ASSESSOR AS PARCEL NO. 27-12-476-035, MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

Beginning at a point which lies North 89°50'56" East 41.33 feet to the westerly right-of-way line of State Street,  
North 0°07'35" West 847.85 feet along said westerly right-of-way line,  
North 89°59'01" West 280.57 feet, South 86°50'50" West 266.48 feet,  
North 89°57'20" West 519.88 feet and South 0°00'36" West 53.33 feet from the Southeast Corner of Section 12, Township 3 South, Range 1 West, Salt Lake Base and Meridian, said Southeast Corner of Section 12 lies South 89°53'20" West 92.33 feet from a Salt Lake County brass witness monument on the centerline of State Street at 10200 South, (Basis of Bearing for this description is South 0°01'50" East along the monument line in State Street defined by said witness monument at 10200 South and a Salt Lake County monument on the centerline of State Street at 10600 South);  
thence North 89°55'00" East 110.278 feet along the southerly edge of an existing concrete sidewalk to intersect the northerly extension of the easterly boundary of that parcel of land described in that certain Special Warranty Deed recorded October 24, 2007 as Entry No. 10257422 in Book 9529 at Pages 6162-6163 in the office of the Salt Lake County Recorder;  
thence along said northerly extension of said easterly boundary, South 5.064 feet to intersect the southerly right-of-way line of 10080 South Street as dedicated by that certain plat titled NEFF'S GROVE AND 10080 SOUTH STREET DEDICATION PLAT, recorded October 18, 2004 as Entry No. 9200501 in Book 2004P of plats at Page 304 in the office of the Salt Lake County Recorder; thence along said southerly right-of-way line the following four (4) courses:  
(1) South 65°32'54" West 58.010 feet to a point of curvature;  
(2) Southwesterly 30.925 feet along the arc of a 70.00 foot radius tangent curve to the right having a central angle of 25°18'45" and a chord bearing and length of South 78°12'16" West 30.674 feet to a point of tangency;  
(3) North 89°08'21" West 11.58 feet;  
(4) Southwesterly 16.177 feet along the arc of a 45.00 foot radius tangent curve to the left having a central angle of 20°35'49" and a chord bearing and length of South 80°33'44" West 16.090 feet to the easterly right-of-way of Centennial Parkway;  
thence along said easterly right-of-way line, North 0°00'36" East 37.65 feet to the Point of Beginning.  
The above-described area contains approximately 2,874 square feet.



**DESCRIPTION OF A PORTION OF 10080 SOUTH STREET LOCATED IN THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 3 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, TO BE VACATED BY SANDY CITY, WHICH LIES IMMEDIATELY ADJACENT TO THAT CERTAIN PARCEL OF LAND CURRENTLY (JUNE 2018) IDENTIFIED BY THE SALT LAKE COUNTY ASSESSOR AS PARCEL NO. 27-13-226-010, MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

Beginning at a point which lies North 89°50'56" East 41.33 feet to the westerly right-of-way line of State Street,  
North 0°07'35" West 847.85 feet along said westerly right-of-way line,  
North 89°59'01" West 280.57 feet,  
South 86°50'50" West 266.48 feet,  
North 89°57'20" West 519.88 feet,  
South 0°00'36" West 53.33 feet and  
North 89°55'00" East 110.278 feet from the Southeast Corner of Section 12, Township 3 South, Range 1 West, Salt Lake Base and Meridian, said Southeast Corner of Section 12 lies South 89°53'20" West 92.33 feet from a Salt Lake County brass witness monument on the centerline of State Street at 10200 South, (Basis of Bearing for this description is South 0°01'50" East along the monument line in State Street defined by said witness monument at 10200 South and a Salt Lake County monument on the centerline of State Street at 10600 South);  
thence North 89°55'00" East 11.172 feet along the southerly edge of an existing concrete sidewalk to intersect the southerly right-of-way line of 10080 South Street as dedicated by that certain plat titled NEFF'S GROVE AND 10080 SOUTH STREET DEDICATION PLAT, recorded October 18, 2004 as Entry No. 9200501 in Book 2004P of plats at Page 304 in the office of the Salt Lake County Recorder; thence along said southerly right-of-way line, South 65°32'54" West 12.273 feet to the northeast corner of that parcel of land described in that certain Special Warranty Deed recorded October 24, 2007 as Entry No. 10257422 in Book 9529 at Pages 6162-6163 in the office of the Salt Lake County Recorder;  
thence North 5.064 feet along the northerly extension of the easterly boundary of said parcel of land to the Point of Beginning.

The above-described area contains approximately 28 square feet.