

PAYSON CITY
NOTICE OF PROPOSED ANNEXATION
LUNARIA SPRINGS ANNEXATION

Notice is hereby given by Bill Wright, Payson City Mayor, and the Payson City Council as follows:

Petition

On December 18, 2023, a petition for annexation was filed in the office of the Payson City Recorder by Phase One Properties LLC, for the purpose of requesting annexation of approximately 16.229 acres located at approximately 1500 East and 100 South into Payson City.

Receipt of Notice of Certification

The petition was certified as required by Utah Code Section 10-2-405(2), and the Payson City Council received the Notice of Certification on February 22, 2024.

Description of the Property to be Annexed

The area proposed for annexation is located at approximately 1500 East and 100 South as identified on the enclosed map and is more particularly described as follows:

BEGINNING AT A POINT LOCATED SOUTH 89°31'32" WEST ALONG SECTION LINE 764.10 FEET AND NORTH 414.56 FEET FROM THE SOUTH QUARTER CORNER OF SECTION 10, TOWNSHIP 9 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN; THENCE ALONG THE EXISTING PAYSON CITY BOUNDARY THE FOLLOWING TWO COURSES AND DISTANCES: 1) NORTH 0°41'45" EAST 692.92 FEET, AND 2) SOUTH 89°28'03" EAST 482.73 FEET; THENCE SOUTH 0°40'38" WEST 1.27 FEET; THENCE SOUTH 89°02'27" EAST 188.93 FEET; THENCE NORTH 23°42'37" EAST 1.01 FEET; THENCE NORTH 88°38'01" EAST 63.45 FEET; THENCE SOUTH 89°19'10" EAST 266.68 FEET; THENCE SOUTH 0°33'58" WEST 12.29 FEET; THENCE SOUTH 88°45'00" EAST 19.34 FEET; THENCE SOUTH 1°15'00" WEST 684.04 FEET; THENCE NORTH 89°14'42" WEST 1014.89 FEET TO THE POINT OF BEGINNING. CONTAINING 16.229 ACRES, MORE OR LESS. BASIS OF BEARING: UTAH STATE PLANE COORDINATE SYSTEM NAD 1927, CENTRAL ZONE.

Inspection and Copy of Petition

The complete annexation petition is available for inspection and copying at the City Recorder's Office, 439 W Utah Avenue, Payson, Utah, between the hours of 7:30 a.m. and 6:00 p.m., Monday through Thursday, excluding holidays.

City May Grant Petition and Annex Property Unless Protest Filed

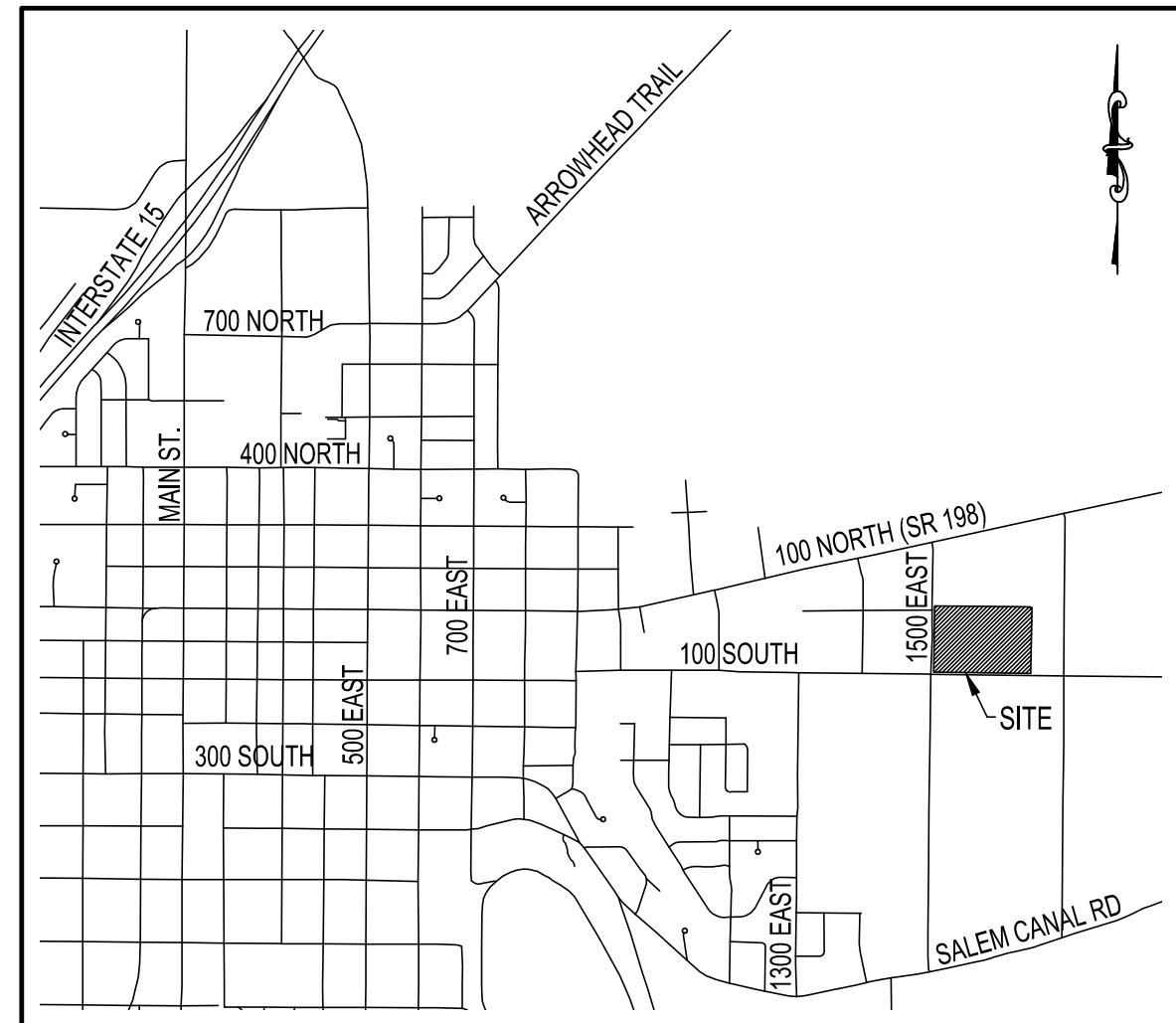
The Payson City Council may grant the petition and annex the above-described property unless a written protest to the annexation petition is filed no later than **March 23, 2024**, which is 30 days after the Payson City Council's receipt of the Notice of Certification, as follows:

- To the Utah County Recorder's Office, ATTN: Andrea Allen, 100 E Center St. #1300, Provo, UT 84606 between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday, except holidays; **AND**
- A copy to the Payson City Recorder's Office, 439 W Utah Avenue, Payson UT 84651, between the hours of 7:30 a.m. and 6:00 p.m., Monday through Thursday, except holidays.

Who May File Protests

According to UCA 10-2-407, a protest to the annexation petition may be filed by the legislative body or governing board of an affected entity, or "an owner of rural real property located within the area proposed for annexation." According to UCA 10-2-401(j), rural real property is defined as a group of contiguous tax parcels or a single tax parcel that are under common ownership, consist of no less than 1,000 total acres, are zoned for manufacturing or agricultural purposes, and do not have a residential unit density greater than one unit per acre as well as any portion of private real property if it qualifies as rural real property as previously stated and consists of more than 1,500 total acres.

VICINITY MAP
SCALE 1" = 2000'



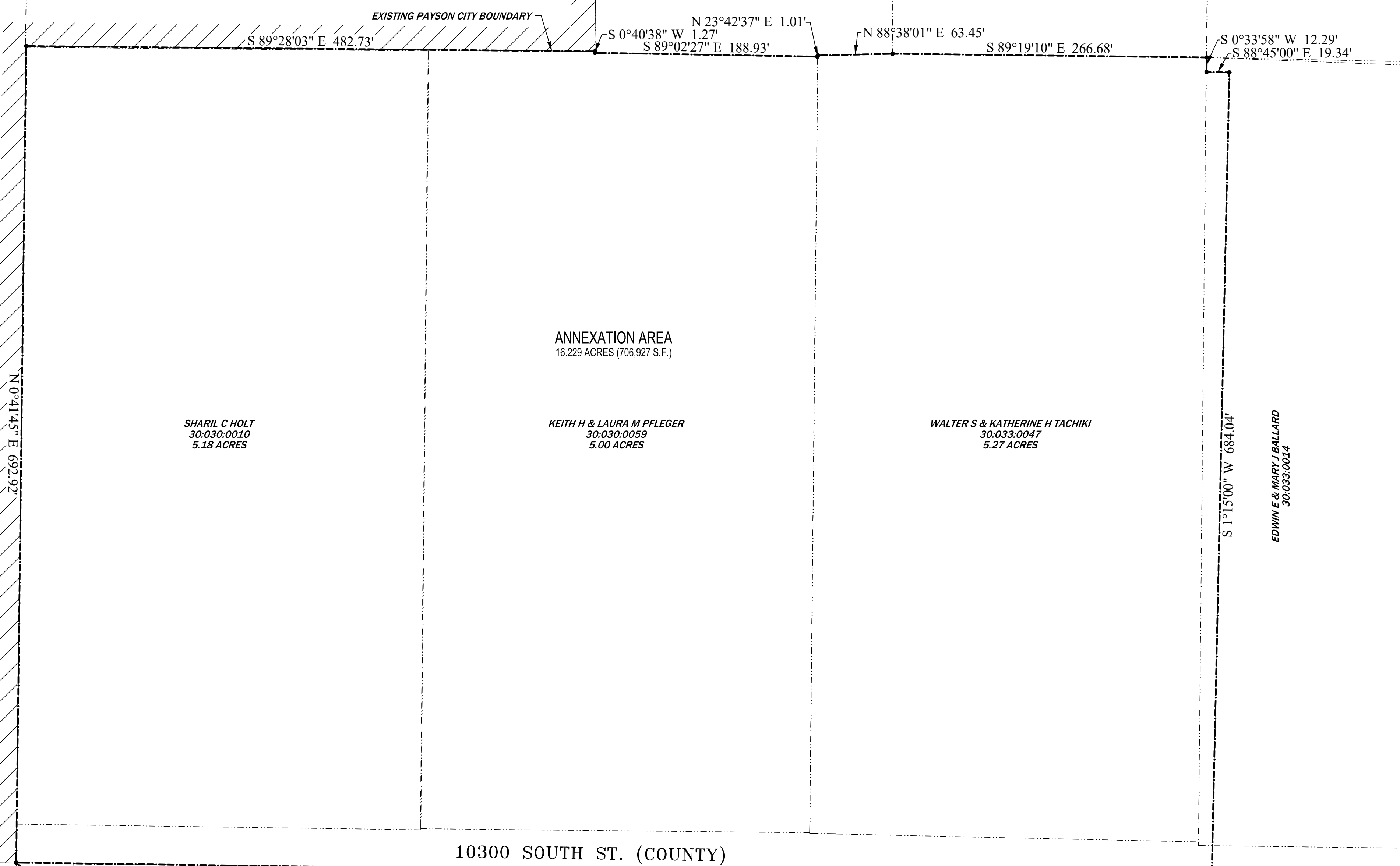
MOUNT LOAFER MEADOWS ANNEXATION
#152923-2020
MAP 17303

SOUTH HAVEN FARMS 2 LC
30-030-0056

DAVID T & SHERILYN A WOODHOUSE
30-030-0066

MICHAEL C WOODHOUSE
30-030-0067

JED D MORLEY
30-033-0030



HOLDWAY-PLEASANT FLATS ADDITION ANNEXATION
#7450-2019
MAP 16843

210 APARTMENTS LC
66-747-0003

1500 EAST ST.
N 0°41'45" E 692.92'

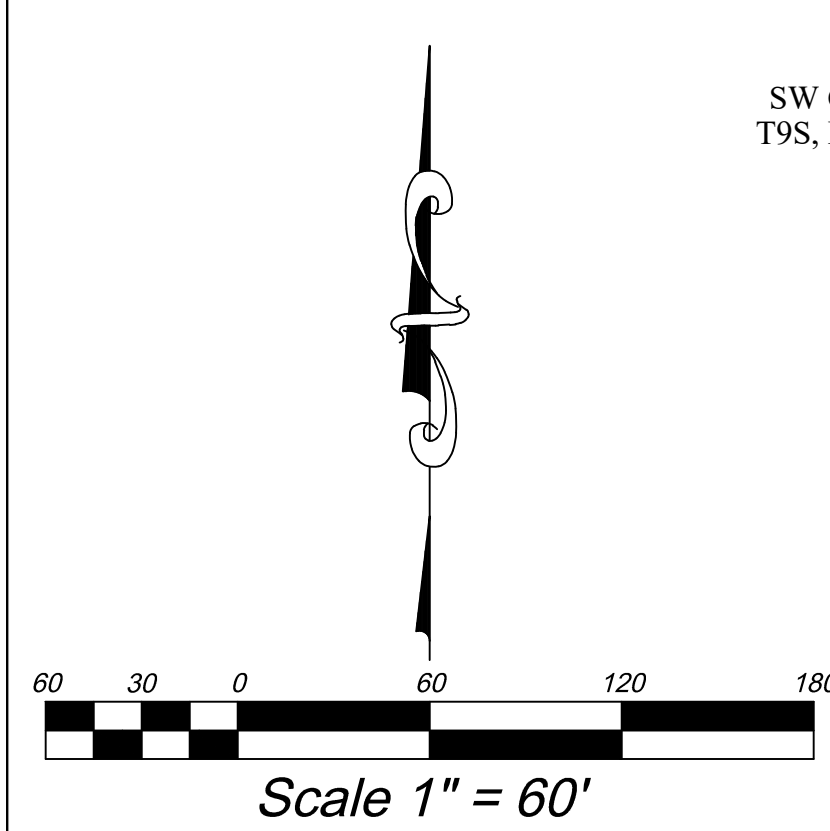
100 SOUTH ST.
EXISTING PAYSON CITY BOUNDARY

SW COR SEC 10
T9S, R2E, SLB&M

S 89°31'32" W
BASIS OF BEARING (NAD27)

764.10'

S QTR COR SEC 10
T9S, R2E, SLB&M



SURVEYOR'S CERTIFICATE

I, AARON D. THOMAS, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD LICENSE NO. 6418780 AS PRESCRIBED UNDER LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT THIS PLAT OF ANNEXATION TO THE CORPORATE LIMITS OF PAYSON CITY, UTAH COUNTY, UTAH IS A TRUE AND CORRECT REPRESENTATION OF DATA COMPILED FROM RECORDS ON FILE IN THE OFFICE OF THE UTAH COUNTY RECORDER.

DATE _____ SURVEYOR'S NAME (SEE SEAL BELOW)

BOUNDARY DESCRIPTION

BEGINNING AT A POINT LOCATED SOUTH 89°31'32" WEST ALONG SECTION LINE 764.10 FEET AND NORTH 414.56 FEET FROM THE SOUTH QUARTER CORNER OF SECTION 10, TOWNSHIP 9 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN;

THENCE ALONG THE EXISTING PAYSON CITY BOUNDARY THE FOLLOWING TWO COURSES AND DISTANCES: 1) NORTH 0°41'45" EAST 692.92 FEET, AND 2) SOUTH 89°28'03" EAST 482.73 FEET; THENCE SOUTH 0°40'38" WEST 1.27 FEET; THENCE SOUTH 89°02'27" EAST 188.93 FEET; THENCE NORTH 23°42'37" EAST 1.01 FEET; THENCE NORTH 88°38'01" EAST 63.45 FEET; THENCE SOUTH 89°19'10" EAST 266.68 FEET; THENCE SOUTH 0°33'58" WEST 12.29 FEET; THENCE SOUTH 88°45'00" EAST 19.34 FEET; THENCE SOUTH 1°15'00" WEST 684.04 FEET; THENCE NORTH 89°14'42" WEST 1014.89 FEET TO THE POINT OF BEGINNING.

CONTAINING 16.229 ACRES, MORE OR LESS.
BASIS OF BEARING: UTAH STATE PLANE COORDINATE SYSTEM NAD 1927, CENTRAL ZONE.

ACCEPTANCE BY LEGISLATIVE BODY

THIS IS TO CERTIFY THAT I, WILLIAM R. WRIGHT, MAYOR OF PAYSON CITY, HAVE RECEIVED A PETITION SIGNED BY A MAJORITY OF THE OWNERS OF THE TRACT SHOWN HEREON REQUESTING THAT SAID TRACT BE ANNEXED TO THE CITY OF PAYSON AND THAT A COPY OF THE ORDINANCE HAS BEEN PREPARED FOR FILING HERewith ALL IN ACCORDANCE WITH THE UTAH CODE ANNOTATED (1953) 10-2-401 TO 10-2-424 AS REVISED AND THAT WE HAVE EXAMINED AND DO HEREBY APPROVE AND ACCEPT THE ANNEXATION OF THE TRACT AS SHOWN AS A PART OF SAID CITY AND THAT SAID TRACT OF LAND IS TO BE KNOWN AS THE LUNARIA SPRINGS ANNEXATION.

DATED THIS _____ DAY OF _____, A.D. _____

MAYOR

ATTEST _____
CLERK-RECORDER
(SEE SEAL BELOW)

FINAL LOCAL ENTITY PLAT

LUNARIA SPRINGS ANNEXATION

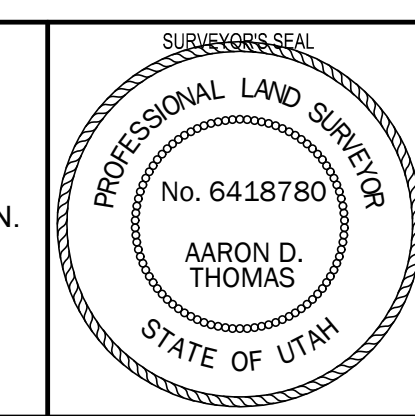
LOCATED IN THE SOUTH HALF OF SECTION 10,
TOWNSHIP 9 SOUTH, RANGE 2 EAST, SLB&M
PAYSON CITY, UTAH COUNTY, UTAH
SCALE: 1" = 60 FEET

COUNTY SURVEYOR'S CERTIFICATE

THIS PLAT HAS BEEN REVIEWED BY THE COUNTY SURVEYOR AND IS HEREBY CERTIFIED AS A FINAL LOCAL ENTITY PLAT, PURSUANT TO UTAH CODE ANN. § 17-23-20 AS AMENDED.

COUNTY SURVEYOR

DATE



CLERK-RECORDER SEAL

UTAH COUNTY RECORDER

