

P17
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**TOWN OF BRIAN HEAD, UTAH
TOWN COUNCIL**

**ORDINANCE NO. 08-014
ANNEXING APPROXIMATELY 386 ACRES
July 22, 2008**

AN ORDINANCE AUTHORIZING THE ANNEXATION OF A PENINSULA OF APPROXIMATELY 386.8 ACRES OF UNINCORPORATED PROPERTY CONTIGUOUS TO BRIAN HEAD, UTAH, INCLUDING THE CEDAR BREAKS MOUNTAIN ESTATES UNITS A, B, & C, CEDAR BREAKS MOUNTAIN HOMESITES, CEDAR BREAKS MOUNTAIN HOMESITES UNITS A & C, TIMBERCREST, SUNSET MOUNTAIN, AND SKI HAVEN CHALET UNITS A, B, & C, AND OTHER CONTIGUOUS PROPERTY LOCATED IN THE SAME AREA; AND RELATED MATTERS.

WHEREAS, a peninsula of unincorporated land exists contiguous to the Town of Brian Head, Utah, and several of the residents of that area have requested that the Town of Brian Head annex the area in order to more efficiently and fairly provide municipal-type services to that area; and

WHEREAS, Section 10-2-418 of the Utah Code permits the Town to annex, on its own initiative, an unincorporated, contiguous peninsula with fewer than 800 residents if the Town has provided municipal-type services to that area for at least one year; and

WHEREAS, the Town has provided municipal services, including water and sewer service and fire and emergency medical response coverage, to the proposed annexation area for more than one year, and because of the long distance from Iron County services to the proposed annexation area, Iron County is incapable of efficiently providing these municipal-type services to the proposed annexation area; and

WHEREAS, the proposed annexation area is in need of additional municipal services which the Town is capable of efficiently providing; and

WHEREAS, the residents of the proposed annexation area currently pay a higher rate for the municipal services provided by the Town than do residents of the Town, and in the event of a water shortage, the Town would be required to discontinue water services to the proposed annexation area in order to provide the same services to the Town residents; and

WHEREAS, the proposed annexation area contains fewer than 800 residents; and

WHEREAS, the Town Council desires to accommodate the requests of the residents of the proposed annexation area by considering the annexation of the proposed annexation area; and

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0.08-014



WHEREAS, on June 10, 2008, the Town Council adopted a resolution proposing annexation of the above described peninsular area, calling a public hearing for July 22, 2008, and authorizing publication of notices with respect to the proposed annexation; and

WHEREAS, on July 22, 2008 the Town Council held a public hearing on the proposed annexation of the peninsula and protests did not exceed a majority of the total private land area within the entire area proposed for annexation or one-half of the value of all private real property within the entire area proposed for annexation:

IT IS HEREBY ORDAINED by the Town Council of the Town of Brian Head, Utah as follows:

Section 1. Town Council held a public hearing on the proposed annexation of the peninsula and protests did not exceed a majority of the total private land area within the entire area proposed for annexation or one-half of the value of all private real property within the entire area proposed for annexation.

Section 2. The Town Council hereby annexes a peninsula of unincorporated land that is contiguous to the Town of Brian Head, Utah. The annexation area consists of approximately 386.8 acres of real property that lies between the Steam Engine Meadows subdivision on the east side of Town and Highway 143 on the west side of Town and forms a peninsular shape in relation to the Town boundaries. The proposed annexation area includes the following platted subdivisions: Cedar Breaks Mountain Estates Units A, B, & C; Cedar Breaks Mountain Homesites; Cedar Break Mountain Homesites Units A & C; Timbercrest; Sunset Mountain; and Ski Haven Chalet Units A, B, & C. The proposed annexation area also includes a parcel of property that is located in the same area but is not a platted subdivision. The entire proposed annexation area is more particularly described as:

BEGINNING AT THE NORTH QUARTER CORNER OF SECTION 2, TOWNSHIP 36 SOUTH, RANGE 9 WEST AND RUNNING THENCE SOUTH 89° 27' 51" EAST 2655.47 FEET TO THE NORTHEAST CORNER OF SAID SECTION 2; THENCE SOUTH 89° 01' 59" EAST 2621.66 FEET TO THE NORTH QUARTER CORNER OF SECTION 1, SAID TOWNSHIP AND RANGE; THENCE SOUTH 00° 30' 41" WEST 1313.58 FEET TO THE CENTER NORTH SIXTEENTH CORNER OF SAID SECTION 1; THENCE NORTH 89° 10' 41" WEST 1312.71 FEET TO THE NORTHWEST SIXTEENTH CORNER OF SAID SECTION 1; THENCE SOUTH 00° 04' 00" WEST 2641.73 FEET TO THE SOUTHWEST SIXTEENTH CORNER OF SAID SECTION 1; THENCE NORTH 89° 20' 12" WEST 1318.12 FEET TO THE SOUTH SIXTEENTH CORNER COMMON TO SECTIONS 1 AND 2, SAID TOWNSHIP AND RANGE; THENCE NORTH 00° 45' 54" EAST 84.14 FEET ALONG THE EAST LINE OF SAID SECTION 2 MORE OR LESS TO A POINT COLLINEAR

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B: 1143 P: 1025 Fee \$0.00
Patsy Cutler, Iron County Recorder Page 2 of 17
08/22/2008 11:43:15 AM By BRIAN HEAD TOWN



WITH THE NORTH LINE OF LOT 8, BLOCK H SKI HAVEN CHALETS UNIT C; THENCE NORTH 89° 14' 20" WEST 165.28 FEET TO THE NORTHWEST CORNER OF SAID LOT 8; THENCE SOUTH 66° 03' 45" WEST 170.97 FEET ALONG AND PAST THE NORTH LINE OF LOT 4 SAID BLOCK H TO A POINT ON THE EAST LINE OF LOT 4, BLOCK I SAID UNIT C; THENCE MORE OR LESS ALONG LOT 4 OF SAID BLOCK I THE FOLLOWING 3 COURSES:

1. NORTH 23° 56' 14" WEST 108.11 FEET;
2. 50.24 FEET ALONG A 20.00 FOOT RADIUS CURVE TO THE LEFT (CHORD BEARS SOUTH 84°06'05" WEST 38.03 FEET);
3. SOUTH 12° 08' 24" WEST 109.06 FEET TO A POINT COLLINEAR WITH THE SOUTH LINE OF LOT 17 BLOCK E SKI HAVEN CHALETS UNIT C; THENCE NORTH 83° 55' 02" WEST 290.33 FEET MORE OR LESS TO THE SOUTHWEST CORNER OF SAID LOT 17; THENCE NORTH 86° 34' 55" WEST 274.89 FEET MORE OR LESS TO THE SOUTHWEST CORNER OF LOT 6 SAID BLOCK E; THENCE SOUTH 46° 37' 52" WEST 58.92 FEET MORE OR LESS TO THE SOUTHEAST CORNER OF LOT 2, BLOCK B SAID UNIT C; THENCE, NORTH 89° 20' 12" WEST 292.28 FEET MORE OR LESS TO THE SOUTHWEST CORNER OF LOT 14, BLOCK D SKI HAVEN CHALETS UNIT B; THENCE SOUTH 00° 08' 00" WEST 137.40 FEET MORE OR LESS TO THE SOUTHEASTERLY CORNER OF LOT 13 SAID BLOCK D; THENCE ALONG THE SOUTHERLY LINES OF SKI HAVEN CHALETS UNIT B THE FOLLOWING 8 COURSES:

1. SOUTH 72° 41' 00" WEST 271.90 FEET;
2. SOUTH 82° 40' 00" WEST 70.00 FEET;
3. NORTH 89° 24' 00" WEST 98.00 FEET;
4. NORTH 86° 28' 00" WEST 96.00 FEET;
5. SOUTH 87° 07' 00" WEST 99.60 FEET;
6. NORTH 65° 11' 00" WEST 229.00 FEET;
7. NORTH 79° 04' 45" WEST 183.73 FEET;
8. THENCE NORTH 03° 26' 30" WEST 311.80 FEET TO A POINT OF CURVATURE MORE OR LESS ON THE WEST LINE OF LOT 9 SKI HAVEN CHALETS UNIT A;

THENCE ALONG THE EAST LINE OF FORREST DRIVE THE FOLLOWING 7 COURSES:

1. 81.14 FEET ALONG A 129.62 FOOT RADIUS CURVE TO THE RIGHT (CHORD BEARS NORTH 14°29'30" EAST 79.83 FEET);
2. NORTH 33° 50' 25" EAST 374.43 FEET;
3. 110.01 FEET ALONG A 240.55 FOOT RADIUS CURVE TO THE LEFT (CHORD BEARS NORTH 20°44'17" EAST 109.06 FEET);
4. NORTH 07° 11' 26" EAST 348.02 FEET;
5. 35.71 FEET ALONG A 23.88 FOOT RADIUS CURVE TO THE RIGHT (CHORD BEARS NORTH 50°01'46" EAST 32.48 FEET);

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6. NORTH 70° 04' 38" EAST 293.11 FEET;
7. NORTH 05° 01' 46" EAST 158.93 FEET MORE OR LESS TO A POINT
SOUTH 89° 20' 12" EAST 904.78 FEET FROM THE CENTER QUARTER
CORNER OF SAID SECTION 2;
THENCE NORTH 89° 20' 12" WEST 904.78 FEET MORE OR LESS TO THE
CENTER QUARTER CORNER OF SAID SECTION 2; THENCE, NORTH 0° 01' 37"
EAST 2633.00 FEET TO THE POINT OF BEGINNING BEING THE NORTH
QUARTER CORNER OF SECTION 2 TOWNSHIP 36 SOUTH, RANGE 9 WEST.

[END OF DESCRIPTION]

Section 3. The Town Council finds that the Town has provided water and sewer service and fire and emergency medical response coverage to the proposed annexation area since before June 1, 2007, which means that the Town has provided those municipal-type services for at least one year as required by Section 10-2-418 of the Utah Code.

Section 4. The Town Council finds that the proposed annexation area has less than 800 residents, as is required by Section 10-2-418 of the Utah Code.

Section 5. The Town Council determines that the proposed annexation area is in need of municipal-type services and that the Town is capable of providing those services.

Section 6. The Town Council finds that the annexed area is not currently serviced by another emergency services provider licensed under Title 26, Chapter 8a of the Utah Code and therefore the notice requirements of Section 26-8a-414 do not apply to this annexation.

Section 7. The Town Council hereby directs the Town Clerk to send notice of this annexation ordinance to all of the following within 30 days of the adoption of the annexation ordinance: (A) Iron County addressed to the County Clerk; (B) Any local district or special district whose boundaries include any part of the annexed area; (C) the Iron County School District; and (D) any municipality whose boundaries are within one-half mile of the annexed area, which the Town Council finds to be none.

Section 8. The Town Council further directs the Town Clerk to file with the Utah Lieutenant Governor's office (1) a certified copy of this annexation ordinance, and (2) a plat or map of the annexed peninsula prepared and certified by a licensed surveyor that has been filed with the Iron County Surveyor, (3) a written notice of the adopting of this annexation ordinance together with a copy of this annexation ordinance, and (4) evidence that the foregoing information has been recorded with the Iron County Recorder

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Patsy Cutler, Iron County Recorder Page 4 of 17
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Section 9. This annexation ordinance shall be effective immediately upon publication in the Spectrum, a newspaper of general circulation in the Town, or 30 days after final passage by the Town Council, which ever is sooner.

Section 10. The Town Clerk is directed to publish a copy of this annexation ordinance in the Spectrum, a newspaper of general circulation in the Town and to attach an affidavit of publication of the same to this ordinance and the Town Clerk is directed to post this annexation ordinance in three public places within the Town.

Section 11. The Town Clerk is directed to deposit a copy of this annexation ordinance in the office of the Town Clerk.

Section 12. The Mayor or in the Mayor's absence the Mayor Pro Tem is authorized to sign this annexation ordinance and the Town Clerk or in the Town Clerk's absence, the Deputy Town Clerk is authorized to attest to such signature and to apply the Town Seal.

Section 13. The Mayor, or in the Mayor's absence the Mayor Pro Tem is authorized to sign the attached certificate of the Town Council that all necessary legal requirements relating to the annexation have been completed and the Town Clerk or in the Town Clerk's absence, the Deputy Town Clerk is authorized to attest to such signature and to apply the Town Seal.

Section 14. All acts, ordinances and resolutions in conflict with any part of this annexation ordinance are hereby superseded and replaced.

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B: 1143 P: 1028 Fee \$0.00 Page 5 of 17
Patsy Cutler, Iron County Recorder
08/22/2008 11:43:15 AM By BRIAN HEAD TOWN



APPROVED AND ADOPTED by the Town Council of the Town of Brian Head,
Utah, this July 22, 2008.

Brian Head Town

H. C. Deutschlander
H. C. Deutschlander, Mayor

ATTEST:

Nancy Leigh
Nancy Leigh, Town Clerk



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B: 1143 P: 1029 Fee \$0.00
Patsy Cutler Iron County Recorder Page 6 of 17
08/22/2008 11:43:15 AM By BRIAN HEAD TOWN



RECORD OF PROCEEDINGS

The Town Council of Brian Head, Utah, met in public session at its regular meeting place at 56 N. Hwy 143 in Brian Head, Utah, at 1:00 p.m. or as soon thereafter as feasible, on July 22, 2008, with the following members present:

H.C. Deutschlander	Mayor
Stewart Fausett	Councilmember
Hans Schwob	Councilmember
Jim Ortler	Councilmember
Anthony Cochia	Councilmember

Also present:

Nancy Leigh	Town Clerk
Bryce Haderlie	Town Manager

Absent:

After the meeting had been duly called to order and the minutes of the preceding meeting read and approved, and after other matters not pertinent to this ordinance and associated public hearing had been discussed, the Town Clerk presented to the Town Council a Certificate of Compliance With Open Meeting Law with respect to July 22, 2008 meeting, a copy of which is attached.

Councilmember Ortler then introduced and moved the adoption of the foregoing ordinance, which motion was seconded by Councilmember Cocchia and the motion was passed as follow:

YES:	Mayor H.C. Deutschlander
	Council Member Hans Schwob
	Council Member Tony Cocchia
	Council Member James Ortler
NO:	None
ABSTAIN:	Council Member Stewart Fausett

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CERTIFICATE OF TOWN CLERK

I, Nancy Leigh, hereby certify that I am the duly qualified and acting Town Clerk of the Town of Brian Head, Utah.

I further certify that the above and foregoing constitutes a true and correct copy of the minutes of a public hearing of the Town Council and an ordinance adopted at said meeting held on July 22, 2008, as said minutes and ordinance are officially of record in my possession.

IN WITNESS WHEREOF, I have hereunto subscribed my official signature and affixed the seal of the Town this July 22, 2008.



Nancy Leigh

Nancy Leigh, Town Clerk

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B: 1143 P: 1031 Fee \$0.00 Page 8 of 17
Patsy Cutler, Iron County Recorder
08/22/2008 11:43:15 AM By BRIAN HEAD TOWN



CERTIFICATE OF COMPLIANCE WITH OPEN MEETING LAW

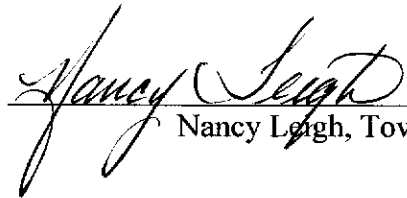
I, Nancy Leigh, the undersigned Town Clerk of the Town, do hereby certify, according to the records of the Town in my official possession, and upon my own knowledge and belief, that in accordance with the requirements of Section 52-4-6(2), Utah Code Annotated 1953, as amended, I gave not less than twenty-four (24) hours public notice of the agenda, date, time and place of the July 22, 2008 public meeting, held by the Town as follows:

By causing a Meeting Notice, in the form attached, to be posted at the Town's principal offices at least twenty-four (24) hours prior to the convening of the meeting, the Meeting Notice having continuously remained so posted and available for public inspection until the completion of the meeting; and

By causing a copy of the Meeting Notice to be delivered to the Spectrum, a newspaper of general circulation in the Town at least twenty-four (24) hours prior to the convening of the meeting.

In addition, the Notice of 2008 Annual Meeting Schedule for the Town, attached, specifying the date, time and place of the regular meetings of the governing body of the Town to be held during the calendar year 2008 was posted on December 30, 2007, at the principal offices of the Town and provided to at least one newspaper of general circulation within the geographic jurisdiction of the Town on January 3, 2008.

IN WITNESS WHEREOF, I have hereunto subscribed my official signature this July 22, 2008.



Nancy Leigh, Town Clerk

[Attach "Meeting Notice"]
[Attach "Notice of 2008 Annual Meeting Schedule"]
[Attach "Affidavit of Publication"]

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B: 1143 P: 1032 Fee \$0.00
Patsy Cutler, Iron County Recorder
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The Regular Meeting of the
 Brian Head Town Council
 Town Hall Council Chambers
 56 N. Hwy 143, Brian Head, UT 84719
 Tuesday, July 22, 2008 @ 1:00pm

AGENDA

1:00 PM

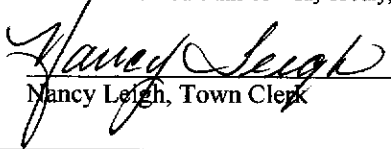
- A. **CALL TO ORDER**
- B. **PLEDGE OF ALLEGIANCE**
- C. **DISCLOSURES**
- D. **APPROVAL OF MINUTES:** June 24, 2008 Town Council meeting
 June 24, 2008 Town Council Executive Session
- E. **PUBLIC INPUT/ REPORTS (Limited to three minutes) Non-Agenda Items**
- F. **AGENDA TOPICS:**
 - 1. **INTRODUCTION TO THE PUBLIC HEARING ON THE PROPOSED ANNEXATION OF APPROXIMATELY 386 ACRES INTO THE TOWN OF BRIAN HEAD** – Bryce Haderlie, Town Manager
 A brief explanation of the proposed annexation for the public's benefit.
 - 2. **PUBLIC HEARING ON PROPOSED ANNEXATION OF APPROXIMATELY 386 ACRES INTO THE TOWN OF BRIAN HEAD INCLUDING THE Cedar Breaks Mountain Estates Units A, B, & C, Cedar Breaks Mountain Homesites, CEDAR BREAKS MOUNTAIN HOMESITES Units A & C, Timbercrest, Sunset Mountain, and Ski Haven Chalet Units A, B, & C, AND OTHER CONTIGUOUS PROPERTY LOCATED IN THE SAME AREA**
 The Council will receive public input on the proposed annexation of approximately 386 acres of property into the Town of Brian Head. Comments are limited to three minutes and written comments must be submitted to the Town Clerk no later than 5:00 p.m. on July 21, 2008.
 - 3. **AN ORDINANCE AUTHORIZING THE ANNEXATION OF A PENINSULA OF APPROXIMATELY 386.8 ACRES OF UNINCORPORATED PROPERTY CONTIGUOUS TO BRIAN HEAD, UTAH, INCLUDING THE Cedar Breaks Mountain Estates Units A, B, & C, Cedar Breaks Mountain Homesites, CEDAR BREAKS MOUNTAIN HOMESITES Units A& C, Timbercrest, Sunset Mountain, and Ski Haven Chalet Units A, B, & C, AND OTHER CONTIGUOUS PROPERTY LOCATED IN THE SAME AREA; AND RELATED MATTERS.**
 The Council will consider an Ordinance that would authorize the annexation based upon public input in accordance with the notice given by the Town of Brian Head, published in the Daily Spectrum for three consecutive weeks and posted within three consecutive places within the Town of Brian Head, the Mall, Mountain View Deli and the Town Hall.
 - 4. **PUBLIC SAFETY BUILDING REQUEST FOR QUALIFICATIONS REPORT** – Gary Bulloch, Public Safety Director - The Council will receive an update on the architectural qualifications for the proposed Public Safety Building.
 - 5. **PROPOSED RESOLUTION ESTABLISHING THE TOWN'S POLICY ON TOWN ROADS & ROAD MAINTENANCE** – Bryce Haderlie, Town Manager, & Tom Stratton, Public Works Director. - The Council will consider a proposed Resolution that would identify a policy for Town roads and road maintenance.
- G. **EXECUTIVE SESSION -**
 - 1) **Strategy sessions** to discuss pending or reasonably imminent litigation.
 - 2) **Strategy Session** to discuss the purchase, exchange, or lease of real property
- H. **ADJOURNMENT**

Dated the 18th day of July, 2008

In compliance with the Americans with Disabilities Act, persons needing auxiliary communications aids and services for this meeting should call Brian Head Town Hall @ (435) 677-2029 at least three days in advance of the meeting.

CERTIFICATE OF POSTING

I hereby certify that I have posted copies of this agenda in three public and conspicuous Mountain View Cafe this 18th day of July, 2008 and have caused a copy of this notice to


 Nancy Leigh, Town Clerk

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B: 1143 P: 1033 Fee \$0.00
 Patsy Cutler, Iron County Recorder
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BRIAN HEAD TOWN

**BRIAN HEAD TOWN COUNCIL
REGULAR MEETING SCHEDULE**

2008

**BRIAN HEAD TOWN COUNCIL CHAMBERS
56 NORTH, HWY. 143, BRIAN HEAD, UT 84719**

ALL MEETINGS WILL BEGIN AT 1:00 PM (MST) UNLESS OTHERWISE NOTICED.

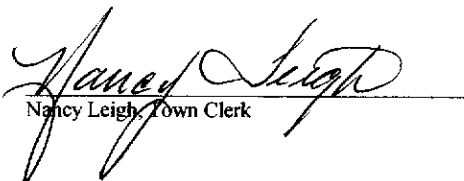
**ALL MEETINGS OF THE BRIAN HEAD TOWN COUNCIL
ARE SCHEDULED FOR THE
SECOND AND FOURTH TUESDAY OF EACH MONTH
(unless noticed otherwise).**

**** DECEMBER 2008 WILL HAVE ONE
TOWN COUNCIL MEETING FOR THE MONTH:
DECEMBER 16, 2008.**

In compliance with the Americans with Disabilities Act, persons needing auxiliary communications aids and services for this meeting should call Brian Head Town Hall @ (435) 677-2029, giving at least 48 hours advance notice.

CERTIFICATE OF POSTING

I hereby certify that I have posted copies of this Meeting Schedule in three public and conspicuous places within the Town limits of Brian Head, to wit: Town Hall, Post Office and Mountain View Cafe this 30th day of December, 2007 and have caused a copy of this notice to be delivered to the Daily Spectrum.


Nancy Leigh, Town Clerk

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B: 1143 P: 1034 Fee \$0.00
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NOTICE OF ANNEXATION
OFFICE IS GIVEN
on June 10, 2008
Town Council of
Town of Brian
Head, Utah, adopted a
resolution in which
the Town Council ex-
pressed its intent to
tax certain property
to the Town of
Brian Head. The
area consists of 266.8

LEGAL NOTICES
OR LESS TO THE
SOUTHEASTERLY
CORNER OF LOT 13
SAID BLOCK D.
THENCE ALONG
THE SOUTHERLY
LINES OF SKI HA-
VEN CHALETS UNIT
BY THE FOLLOWING 8
COURSES:
1. SOUTH 72°
41' 00" WEST 271.90
FEET;
2. SOUTH 82°
40' 00" WEST 70.00
FEET;
3. NORTH 89°
24' 00" WEST 98.00
FEET;
4. NORTH 86°
28' 00" WEST 96.00
FEET;
5. SOUTH 87°
07' 00" WEST 99.60
FEET;
6. NORTH 65°
11' 00" WEST 229.00
FEET;
7. SOUTH 12°
08' 24" WEST 109.06
FEET TO A POINT
COLLINEAR WITH
THE SOUTH LINE OF
LOT 1 BLOCK E SKI
HAVEN CHALETS
UNIT C.
THENCE NORTH 84°
55' 02" WEST 290.38
FEET MORE OR
LESS TO THE
SOUTHWEST COR-
NER OF SAID LOT 17;
THENCE NORTH 86°
34' 55" WEST 274.99
FEET MORE OR
LESS TO THE
SOUTHWEST COR-
NER OF LOT 6 SAID
BLOCK E THENCE
SOUTH 46° 37' 52"
WEST 68.92 FEET
MORE OR LESS TO
THE SOUTHEAST
CORNER OF LOT 2
BLOCK B SAID UNIT
C THENCE NORTH
20° 12' WEST
22.28 FEET MORE
OR LESS TO THE
SOUTHWEST COR-
NER OF LOT 14
BLOCK D SKI HA-
VEN CHALETS UNIT
C THENCE SOUTH
08° 00' WEST 22
40 FEET MORE

BEARS SOUTH
84° 00' WEST 36.03
FEET;
3. SOUTH 12°
08' 24" WEST 109.06
FEET TO A POINT
COLLINEAR WITH
THE SOUTH LINE OF
LOT 1 BLOCK E SKI
HAVEN CHALETS
UNIT C.
THENCE NORTH 84°
55' 02" WEST 290.38
FEET MORE OR
LESS TO THE
SOUTHWEST COR-
NER OF SAID LOT 17;
THENCE NORTH 86°
34' 55" WEST 274.99
FEET MORE OR
LESS TO THE
SOUTHWEST COR-
NER OF LOT 6 SAID
BLOCK E THENCE
SOUTH 46° 37' 52"
WEST 68.92 FEET
MORE OR LESS TO
THE SOUTHEAST
CORNER OF LOT 2
BLOCK B SAID UNIT
C THENCE NORTH
20° 12' WEST
22.28 FEET MORE
OR LESS TO THE
SOUTHWEST COR-
NER OF LOT 14
BLOCK D SKI HA-
VEN CHALETS UNIT
C THENCE SOUTH
08° 00' WEST 22
40 FEET MORE

LEGAL NOTICES
public hearing. How-
ever, if the owners of at
least 75% of the total
private land area
within the entire pro-
posed annexation area,
representing at least
75% of the value of the
private real property
located within the pro-
posed annexation area,
have consented in writ-
ing to the proposed an-
nexation, then the
Town Council may pro-
ceed to annex the pro-
posed annexation area
without considering
any written protests
against the annexa-
tion.
DATED: June 10,
2008.
by Nancy Leigh
Town Clerk

Pub#L4490
published on June
24, July 1 & 8, 2008.
The Spectrum
UPAXLP

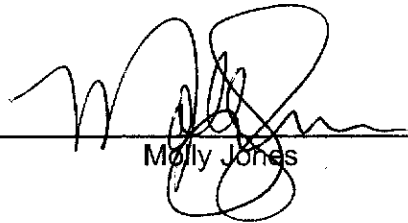
**PROOF
OF
PUBLICATION**

STATE OF UTAH SS.
COUNTY OF WASHINGTON

Molly Jones, being duly sworn,
deposes and says that she is
an accounting representative, at
the daily newspaper published at
St. George, Washington County,
State of Utah, also distributed in
Iron County, and that the notice
PUB # : L4490
is a true copy of which is here to
attached, was published in its issue
dated the 24 day of

JUNE 2008
and was published again in the
issues of said newspaper dated:

_____ for
a total of 1 insertion(s).


Molly Jones

Subscribed and sworn before me
this 3 day of
July 2008.


NOTARY PUBLIC RESIDING
AT WASHINGTON COUNTY

Notary Public
CRYSTAL SCHMUTZ
275 E. St. George Blvd.
St. George, UT 84770
My Commission Expires
November 11, 2009
State of Utah

ST. GEORGE OFFICE
275 E. St. George Blvd. - St. George, UT 84770
Office (435)674-6200 FAX 674-6265
CEDAR CITY OFFICE
369 N. 100 W. - Cedar City, UT 84720
Office (435) 586-7646 FAX 586-7471

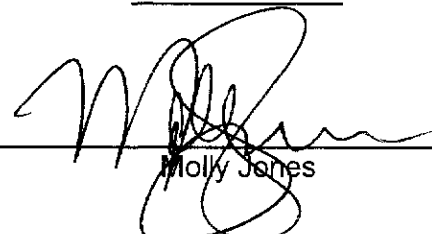
SPECTRUM

A Marketing and Communications Company

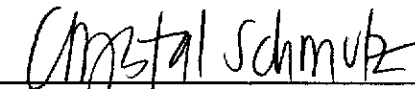
PROOF
OF
PUBLICATION

STATE OF UTAH SS.
COUNTY OF WASHINGTON

Molly Jones, being duly sworn,
deposes and says that she is
an accounting representative, at
the daily newspaper published at
St. George, Washington County,
State of Utah, also distributed in
Iron County, and that the notice
PUB # : L4490
is a true copy of which is here to
attached, was published in its issue
dated the 1 day of
July 2008
and was published again in the
issues of said newspaper dated:
7/8, 2008 for
a total of 2 insertion(s).


Molly Jones

Subscribed and sworn before me
this 7 day of
Aug. 2008.


NOTARY PUBLIC RESIDING
AT WASHINGTON COUNTY

Notary Public
CRYSTAL SCHMUTZ
275 E. St. George Blvd.
St. George, UT 84770
My Commission Expires
November 11, 2008
State of Utah

SOUTH 01' 51" 62' 24" 62' FEET MORE
EAST 207.30 FEET OR LESS TO THE
TO THE NORTH SOUTHWEST COR-
QUARTER CORNER OF LOT 14 THE NORTH QUAR-
TER CORNER OF SAID SECTION 1 THENCE
SOUTH 89° 00' 00" WEST 100' 00" WEST
WEST 100' 00" FEET 157.40 FEET MORE
TO THE CENTER OF LESS TO THE
NORTH SIXTEENTH SOUTHEASTERLY
CORNER OF SAID SECTION 1 THENCE
SECTION 1 THENCE SAID BLOCK D
NORTH 40° 10' 41" ALONG THE SOUTHERLY
WEST 207.30 FEET THE SOUTHERLY
TO THE NORTH LINE OF SAID SEC-
WEST 207.30 FEET TO THE
CORNER OF SAID SECTION 1 THENCE
SECTION 1 THENCE SAID COURSE
SOUTH 77° 00' 00" WEST 77' 00"
WEST 401.75 FEET 41' 00" WEST 771.00
TO THE SOUTH FEET
WEST SIXTEENTH 2' 00" SOUTH 82°
CORNER OF SAID 40' 00" WEST 70.00
SECTION 1 THENCE FEET
NORTH 10° 20' 12" 3' NORTH 89°
WEST 129.12 FEET 24' 00" WEST 98.00
TO THE SOUTH SIX FEET
SEVENTH CORNER A NORTH 85°
COMMON TO SEC 24 00' WEST 65.00
TOWNSHIP 1 AND 2 SAID FEET
TOWNSHIP AND 5 SOUTH 53°
RANGE THENCE 07' 00" WEST 99.40
NORTH 00° 45' 54" FEET
EAST 34.14 FEET 5' NORTH 45°
ALONG THE EAST 41' 00" WEST 229.00
LINE OF SAID SEC. FEET
TION 2 MORE OR 7' NORTH 79°
LESS TO A POINT 04' 45" WEST 183.18
COLLINEAR WITH FEET
THE NORTH LINE 8' THENCE
OF LOT 8, BLOCK H NORTH 03° 26' 30"
SKI HAVEN CHA- WEST 311.80 FEET
LETS UNIT C TO A POINT OF CUR-
THENCE NORTH 89° VATURE MORE OR
12' 20" WEST 125.28 LESS ON THE WEST
FEET TO THE LINE OF LOT 9 SKI
NORTHWEST COR- HAVEN CHALETS
NER OF SAID LOT 8 UNIT A
THENCE SOUTH 78° THENCE ALONG
08' 45" WEST 170.97 THE EAST LINE OF
FEET ALONG AND FORREST DRIVE
EAST THE NORTH THE FOLLOWING 7
LINE OF LOT 4 SAID COURSES:
BLOCK H TO A 1. 81.14 FEET
POINT ON THE EAST ALONG A 1/4" RADIUS
LINE OF LOT 4 DOT CURVE TO THE
BLOCK I SAID UNIT C. THENCE MORE OR
OR LESS ALONG LOT BEARS NORTH
4 OF SAID BLOCK I 14' 29.00" EAST 35.83
THE FOLLOWING 3 FEET;
COURSES: 2. NORTH 33°
1. NORTH 29° 50' 25" EAST 374.43
55' 14" WEST 108.11 FEET.
3. 110.01 FEET
FEET. 4. ALONG A 240.55
50.24 FEET FOOT RADIUS
ALONG A 200.00 FOOT CURVE TO THE
RADIUS CURVE TO THE LEFT (CORD
THE LEFT (CORD LINE TO BEARS
BEARS SOUTH 31° 30' 00" WEST 48.03
FEET); 5. 30' 44' 17" EAST 109.06
FEET); 6. NORTH 12° 11' 26" EAST 345.03
FEET TO A POINT FEET
7. 35.71 FEET

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B: 1143 P. 1036 Fee \$0.00
Patsy Cutler Iron County Recorder
08/22/2008 11:43:15 AM BY BRIAN HEAD TOWN
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NOTICE OF ANNEXATION INTENT
NOTICE IS GIVEN that the Town of Steam Engine Meadows, Washington County, Utah, adopted a Resolution in which the Town Council expressed its intent to annex certain property into the Town. The proposed annexation area consists of 266.8 acres of real property that lies between the Steam Engine Meadows subdivision on the east side of Town and Highway 143 on the west side of Town and forms a peninsula that is adjacent to the Town boundaries. The proposed annexation area includes the following platted subdivisions: Cedar Breaks Mountain Estates Units A, B, & C; Cedar Breaks Mountain Homesites Units A &

SPECTRUM

A Marketing and Communications Company

LEGAL NOTICES

LEGAL NOTICES

Section 2. The Town Council hereby annexes a peninsula of unincorporated land that is contiguous to the Town of Brian Head, Utah. The annexation area consists of approximately 386.8 acres of real property that lies between the Steam Engine Meadow subdivision on the east side of Town and Highway 143 on the west side of Town and forms a peninsular shape in relation to the Town boundaries. The proposed annexation area includes the following platted subdivisions: Cedar Breaks Mountain Estates Units A, B, & C, Cedar Breaks Mountain Homesites, Cedar Breaks Mountain Homesites Units A & C, Timbercrest, Sunset Mountain, and Ski Haven Chalet Units A, B, & C. The proposed annexation area is bounded as follows:

84°00'05" WEST 29.03 FEET),
 3. SOUTH 12° 08' 24" WEST 109.06 FEET TO A POINT COLLINEAR WITH THE SOUTH LINE OF LOT 17 BLOCK E SKI HAVEN, CHALETS UNIT C, THENCE NORTH 83° 55' 02" WEST 290.33 FEET MORE OR LESS TO THE SOUTHWEST CORNER OF SAID LOT 17; THENCE NORTH 86° 34' 55" WEST 274.89 FEET MORE OR LESS TO THE SOUTHWEST CORNER OF LOT 6 SAID BLOCK E; THENCE SOUTH 46° 57' 52" WEST 59.92 FEET MORE OR LESS TO THE SOUTHEAST CORNER OF LOT 2, BLOCK B SAID UNIT C; THENCE NORTH 89° 20' 12" WEST 292.25 FEET MORE OR LESS TO THE SOUTHWEST CORNER OF LOT 3, 110.01 FEET OF LOT 8, BLOCK H ALONG A 240.55 SKI HAVEN CHALETS UNIT C, CURVE TO THE THENCE NORTH 89° 14' 20" WEST 166.23 FEET TO THE NORTHWEST CORNER OF SAID LOT 8; 4. NORTH 07° THENCE SOUTH 66° 03' 45" WEST 170.97 FEET, 36.71 FEET PAST THE NORTH LINE OF LOT 4 SAID BLOCK H TO A POINT ON THE EAST BEARS NORTH LINE OF LOT 4, 56°01'48" EAST 32.48 BLOCK I SAID UNIT C; THENCE MORE OR LESS ALONG LOT 4 OF SAID BLOCK I FEET; THE FOLLOWING COURSES:
 1. NORTH 23° 56' 14" WEST 108.11 FEET,
 2. 50'24" FEET EAST 904.75 FEET ALONG A 20.00 FOOT RADIUS CURVE TO QUARTER CORNER THE LEFT CHORD OF SAID SECTION 2; BEARS SOUTH THENCE NORTH 89°

LEGAL NOTICES

LEGAL NOTICES

Section 9. This annexation ordinance shall be effective immediately upon publication in the Spectrum, a newspaper of general circulation in the Town, or 30 days after final passage by the Town Council, whichever ever is sooner.

Section 10. The Town Clerk is directed to publish a copy of this annexation ordinance in the Spectrum, a newspaper of general circulation in the Town and to attach an affidavit of publication of the same to this ordinance and the Town Clerk is directed to post this annexation ordinance in three public places within the Town.

Section 11. The Town Clerk is directed to deposit a copy of this annexation ordinance in the office of the Town Clerk.

Section 12. The Mayor or in the Mayor's absence the Mayor Pro Tem is authorized to sign this annexation ordinance and the Town Clerk or in the Town Clerk's absence the Town Clerk's Deputy is authorized to sign the attached certificate of the Town Council that all necessary legal requirements relating to the annexation have been completed and the Town Clerk or in the Town Clerk's absence, the Deputy Town Clerk is authorized to attest to such signature and to apply the Town Seal.

Section 13. The Mayor, or in the Mayor's absence the Mayor Pro Tem is authorized to sign the attached certificate of the Town Council that all necessary legal requirements relating to the annexation have been completed and the Town Clerk or in the Town Clerk's absence, the Deputy Town Clerk is authorized to attest to such signature and to apply the Town Seal.

Section 14. All ordinances and resolutions in conflict with any part of this annexation ordinance are hereby superceded and replaced.

Pub#L1682 published on July 25, 2008. The Spectrum UPAXLP

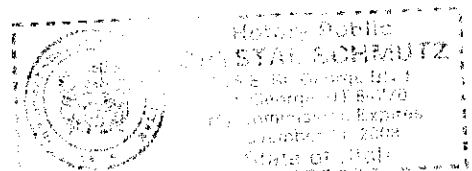
PROOF OF PUBLICATION
 STATE OF UTAH SS.
 COUNTY OF WASHINGTON

I, _____, being duly sworn, do hereby certify that the above and says that she is a duly appointed and duly acting representative of the newspaper published at _____, Washington County, Utah, also distributed in _____, and that the notice # : L4682 is a true and correct copy of which is here to was published in its issue _____ 25 _____ day of July 2008 and published again in the said newspaper dated: _____ for _____ insertion(s).

Molly Jones
 Molly Jones

Subscribed and sworn before me this 7 day of July 2008.

Crystal Schmutz
 NOTARY PUBLIC RESIDING AT WASHINGTON COUNTY



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B: 1143 P: 1037 Fee \$0.00
 Patsy Cutler, Iron County Recorder
 08/22/2008 11:43:15 AM By BRIAN HEAD TOWN

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 IRON COUNTY OFFICE
 314d. - St. George, UT 84770
 4-6200 FAX 674-6265
 CITY OFFICE
 Cedar City, UT 84720
 86-7646 FAX 586-7471

Exhibit A

BRIAN HEAD TOWN

NOTICE OF ADOPTION OF ORDINANCE ANNEXING PENINSULA AREA INTO THE TOWN OF
BRIAN HEAD

AND REQUESTING CERTIFICATE OF ANNEXATION

Pursuant to the provisions of Utah Code Ann. §10-1-116 and § 10-2-425, the Town of Brian Head, Utah, a body corporate and politic of the State of Utah hereby gives notice to the Utah Lieutenant Governor, that on July 22, 2008, the Town Council of the Town of Brian Head, Utah adopted an ordinance annexing a peninsula area of unincorporated Iron County of approximately 386.8 acres into the Town of Brian Head, Utah.

Accompanying this Notice is a copy of the Ordinance, hereby certified, annexing the peninsula area, together with a map showing the boundaries of the approximately 386.8 acres so annexed, prepared and certified by a licensed surveyor. A copy of the map has been filed with the Iron County Surveyor in accordance with Utah Code Ann. §§17-23-17 and 10-2-425.

I hereby certify that the Town of Brian Head, Utah has provided appropriate notices, held a public hearing, and completed all of the legal requirements necessary for the annexation of the peninsula area of approximately 386.8 acres, including publication in the newspaper, with notice of the ordinance provided to: (A) Iron County addressed to the County Clerk; (B) Any local district or special district whose boundaries include any part of the annexed area; (C) the Iron County School District; (D) any municipality whose boundaries are within one-half mile of the annexed area, which the Town Council finds to be none. The annexation ordinance has been

recorded with the Iron County Recorder.
4847-1538-1762/BR093-003

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B: 1143 P: 1038 Fee \$0.00

Patsy Cutler, Iron County Recorder

08/22/2008 11:43:15 AM By BRIAN HEAD TOWN

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The Town of Brian Head hereby requests the issuance of a certificate of annexation from the office of the Lieutenant Governor.

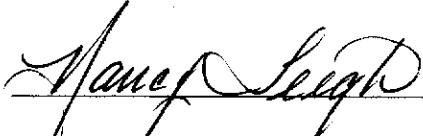
Dated: July 22, 2008.

TOWN OF BRIAN HEAD



H.C. DEUTSCHLANDER, MAYOR

ATTEST



NANCY LEIGH, TOWN CLERK



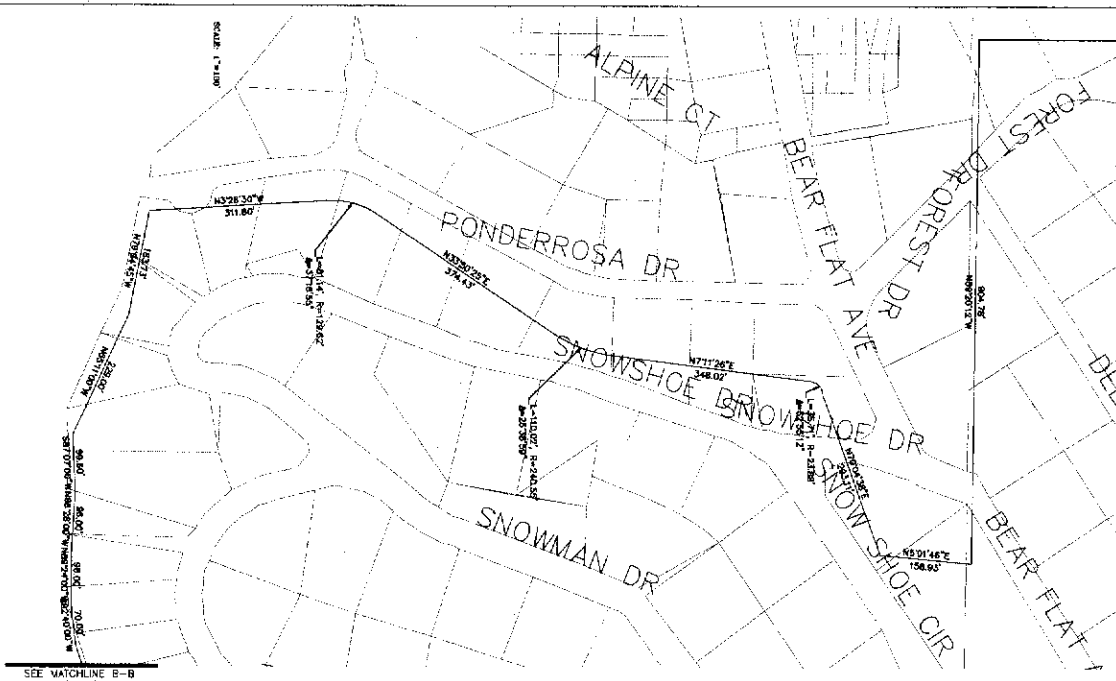
[ATTACH CERTIFIED MAP AND BOUNDARY DESCRIPTION]

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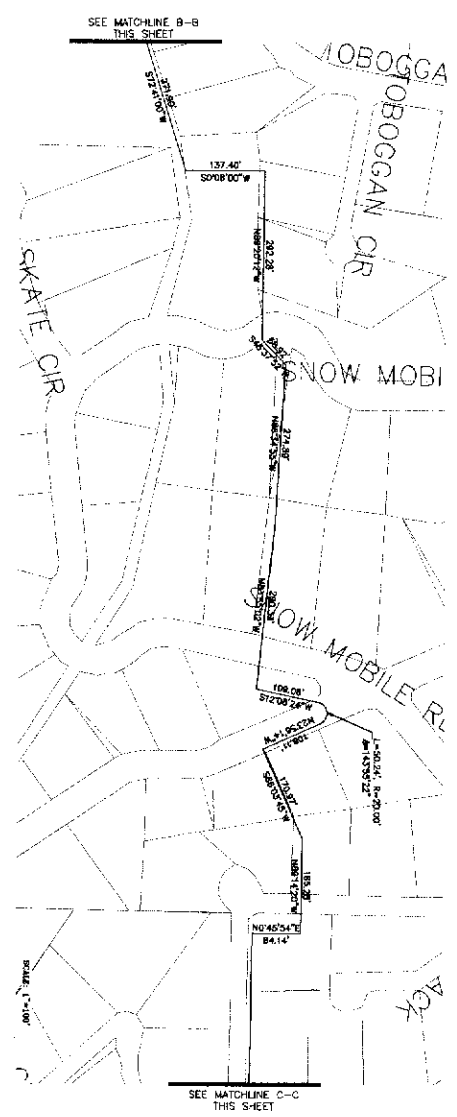
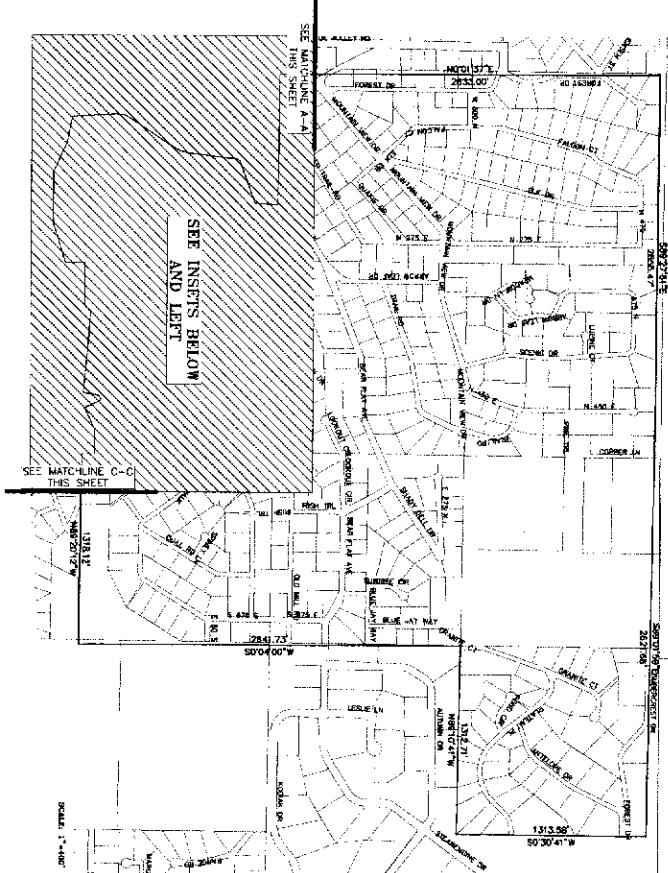
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Patsy Cutler, Iron County Recorder Page 16 of 17
08/22/2008 11:43:15 AM By BRIAN HEAD TOWN



SEE MATCHLINE A-A
THIS SHEET



SEE MATCHLINE B-B
THIS SHEET



SEE MATCHLINE C-C
THIS SHEET

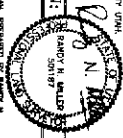
**BRIAN HEAD TOWN
ADDITION 2008**

SURVEYOR'S CERTIFICATE

I, the undersigned, being a duly licensed and sworn Surveyor of the State of Missouri, do hereby certify that the foregoing is a true and correct copy of the original plat of the above described addition, as the same appears on the records of the County Clerk of the County of Warren, Missouri, and that the same conforms to the original plat on file in my office.

ADDITION LEGAL DESCRIPTION:

A legal description of lands situated in Iron County, Missouri, bounded by the following: ... (Detailed description of the addition, including bearings and distances for all boundaries and internal lots.) ...



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Patsy Cutler Iron County Recorder
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