

CERTIFICATION

I hereby certify that this is a true and correct copy of the original Ordinance No. 547 on file in the Office of the Roy City Recorder.

Dated this 29 day of Jan 1982

ORDINANCE NO. 547

James M. Smith
Asst. Recorder

AN ORDINANCE ADOPTING EXPANDED REDEVELOPMENT PROJECT AREA NO. 1, THE REDEVELOPMENT PLAN AND PROVIDING FOR PAYMENT OF THE TAX INCREMENT TO THE REDEVELOPMENT AGENCY OF ROY, UTAH

WHEREAS, the Roy City Council has considered the recommendations and report from the Redevelopment Agency and Planning Commission concerning the Redevelopment Plan and Expanded Redevelopment Project Area No. 1 - Roy City and the comments made at public hearings thereon and has determined that it is in the best interest of the public welfare that the Redevelopment Plan and Expanded Redevelopment Project Area No. 1 be adopted.

1. NOW, THEREFORE, Be it hereby enacted that the Redevelopment Plan and Expanded Redevelopment Project Area No. 1 be and hereby is adopted. The legal description of the boundaries of the project area covered by the Redevelopment Plan are situate in Roy City, Weber County, State of Utah, and more particularly described as follows:

A part of Sections 1, 2, 11 and 12, Township 5 North, Range 2 West, Salt Lake Base and Meridian, United States Survey:

Beginning at the West Quarter Corner of Said Section 12, said beginning point being the centerline intersection of 4400 South Street and 1900 West Street; Running thence N.0°33' East 1815 feet along the Centerline of 1900 West Street; Thence S.89°44' 20" West 1720 feet along the North Boundary of Roy City's North Park to the East line of 2175 West Street, Thence N.0°33'20" East 825 feet along said East line to the Centerline of 4000 South Street, Thence S.89°22' East 1540 feet along said 4000 South Street centerline, Thence N. 0°27' East 260 feet, Thence S.89°53' East 180 feet to the Centerline of 1900 West Street, Thence N. 0°27' East 23 feet, Thence East 523 feet, Thence South 283 feet to the Centerline of 4000 South Street, Thence East 547 feet to the Roy City Limits, Thence S. 0°35'30" West 2640 feet along said City Limits to the Centerline of 4400 South Street, Thence S.89°33' West 660 feet along said 4400 South Street Centerline, Thence S. 20°33' West 537 feet along the West boundary of Herefordshire Subdivision No. 3, Thence S. 0°28'07" West 246 feet to the North line of 4500 South Street, Thence S.89°33' West 405 feet to the centerline of 1900 West Street, Thence N. 0°33' East 750 feet to the point of beginning; and

A part of Section 14, Township 5 North, Range 2 West, Salt Lake Base and Meridian:
BEGINNING at the Northeast Corner of Said Section 14; Running Thence South 433 feet along the centerline of 1900 West Street, Thence West 660 feet to the East Boundary of the Lakeview Ward Subdivision, Thence North 433 feet along said Subdivision Boundary to the Centerline of 4800 South Street Thence East 660 feet to the Point of Beginning; and

A part of Section 15, Township 5 North, Range 2 West, Salt Lake

Base and Meridian, United States Survey:

Beginning at the East Quarter Corner of said Section 15; Running Thence N.89°57'07" West 500 feet to the West right-of-way line of the D. & R. G. Railroad, Thence N.2°37'06" West 1400 feet along the said West Railroad right-of-way, Thence S.89°57'31" East 560 feet to the centerline of 2700 West Street, Thence South 1416 feet along said 2700 West Street centerline to the point of beginning; and

A part of Sections 13, 14, 23 and 24, Township 5 North, Range 2 West, Salt Lake Base and Meridian, United States Survey: BEGINNING at a point on the South Boundary of Roy City; South 660 feet from the East Quarter Corner of said Section 23; Running thence West 330 feet along said South City Limits, Thence North 330 feet along the East line of the Royset Park Annex Subdivision, Thence West 132 feet, Thence North 330 feet to the Centerline of 6000 South Street, Thence West 44 feet, Thence North 1527 feet, Thence West 150 feet to the Centerline of 2000 West Street, Thence North 363 feet to the Centerline of 5700 South Street, Thence along 5700 South Street Centerline West 297 feet to the Centerline of 2050 West Street, Thence North 750 feet, along the Centerline of 2050 West Street to the Centerline of 5600 South Street, Thence East 297 feet to the Centerline of 2000 West Street, Thence North 355 feet along the Centerline of 2000 West Street, Thence East 150, Thence North 2335 feet to the Centerline of 5200 South Street, Thence East 463 feet along said 5200 South Street Centerline, Thence North 102 feet, Thence East 197 feet to the Centerline of 1900 West Street, Thence North 670 feet along the Centerline of 1900 West to a point of intersection with the centerline of 5025 South Street, Thence East 182 feet, Thence South 390 feet to the Centerline of 5150 South Street, Thence East 660 feet along the Centerline of 5150 South Street to the West line of 1750 West Street, Thence Northeasterly 450 feet, more or less, along the West line of 1750 West Street to a point of intersection with the West line of the Union Pacific Railroad Right-of-way, Thence N.12°45' East 1300 feet, more or less, along said West Railroad line to the East Roy City Limits, Thence South 7970 feet along the City Limits to the Weber County Line, Thence west 1320 feet to the Point of Beginning.

2. The purposes and intent of the Roy City Council with respect to the Project Area are to provide for an orderly redevelopment of the Project Area, including the planning, development, replanning, redesign, clearance, reconstruction, rehabilitation or any combination of these, of all or part of the Project Area or to upgrade the area to a standard compatible with the present updated and developed contiguous areas and to provide for such residential, commercial, industrial, manufacturing, public or other structures or spaces as may be appropriate or necessary in the interest of the general welfare, including recreational and other facilities incidental or appurtenant to them. All such development shall be in compliance with the Roy City Master Plan, Roy City Zoning Ordinances, Uniform Building and Construction Codes and pursuant to the discretionary action of the Roy City Planning Commission and this City Council when required by law.

3. The Redevelopment Plan for Expanded Redevelopment Project Area No. 1 - Roy City is hereby incorporated by reference and the Roy City Recorder shall keep and maintain three copies of said plan at the Roy City Offices for examination and review.

4. The above incorporated Redevelopment Plan is hereby designated as the official Redevelopment Plan of the Project Area.

5. The Roy City Council hereby finds and determines based upon review of the facts that:

(a) The Project Area includes a large area which is a blighted area as defined by the Utah Neighborhood Development Act and in order to resolve the blight in an orderly redevelopment program, it is essential that the entire project area be designated in order that those blighted areas contiguous with the presently developed areas might develop in a compatible fashion therewith and that the redevelopment of the blighted areas is necessary to effectuate the public purposes declared in the Utah Neighborhood Development Act.

(b) The Redevelopment Plan would redevelop the area in conformity with the Utah Neighborhood Development Act and in the interests of the public peace, health, safety and welfare.

(c) The adoption and carrying out of the Redevelopment Plan is economically sound and feasible.

(d) The Redevelopment Plan conforms to the master or general plan of the community.

(e) That the assessable and collectible taxes on the improvements resulting from redevelopment should be and hereby are assigned to the Redevelopment Agency of Roy, Utah, all as provided by the Utah Neighborhood Development Act for the purpose of assisting in redevelopment activities, expenses and obligations.

(f) The carrying out of the Redevelopment Plan would promote the public peace, health, safety and welfare of the community and would effectuate the purposes and policy of this act.

(g) The Redevelopment Agency shall be granted the power of condemnation of real property as set forth in the Redevelopment Plan where it is determined that same is necessary to the execution of the Redevelopment Plan after failure of free enterprise negotiations to achieve the objectives of said Plan have been reasonably exercised and that prior to condemnation, adequate provisions shall be made for payment for property to be acquired as provided by law.

(h) It is hereby determined that the Agency shall assist and execute methods or plans for the relocation of families and persons in the event they are displaced from the Project Area, if the Redevelopment Plan results in the temporary or permanent displacement

of any occupants of housing facilities in the Project Area and that there are or shall be provided in the Project Area or in other areas in the community not generally less desirable in regard to public utilities and public and commercial facilities and at rents or prices within the financial means of the families and persons displaced from the Project Area, decent, safe and sanitary dwellings equal in number to the number of and available to such displaced families and persons and reasonably accessible to their places of employment and;

6. The Roy City Council hereby declares that it is satisfied permanent housing facilities are available or will be available within three years from the time any occupants of the Project Area are displaced and that pending the development of such facilities, there will be available to such displaced occupants adequate temporary housing facilities at rents comparable to those in the community at the time of their displacement.

7. The Roy City Council and Redevelopment Agency of Roy, Utah, are hereby granted any and all powers and authorities needed for the execution of the adopted Redevelopment Plan as provided by the Utah Neighborhood Development Act and by general law, including the specific authority to issue bonds or incur indebtedness in compliance with the Utah Neighborhood Development Act and the general law and collect and disburse tax increment from the project area.

8. It is further enacted that if any section, sentence, clause or phrase of this ordinance is for any reason held to be unconstitutional or unenforceable, such determination shall not affect the validity of the remaining portions of this ordinance. In the event any portion of the Project Area is determined to be nonincludable for any reason, the remaining portions that can be included in the Project Area shall remain as a Project Area and the plans shall be modified to so reflect. The legislative body hereby declares that it would have passed this ordinance, and each section, sentence, clause or phrase thereof, irrespective of the fact that any one or more other sections, sentences, clauses or phrases be declared unconstitutional or unenforceable and that the Plan and Project Area should still be established, even though the Plan or Project Area might be modified thereby.

This Ordinance to become effective immediately upon passage, lawful publication and recording. Said ordinance having been passed by unanimous vote of the Roy City Council this 15 day of December, 1981.

Joseph Dawson
Joseph Dawson
Mayor

Attest:
[Signature]
Recorder

851306

JON FRESTON
WEBER COUNTY CLERK
DEPUTY *James H. Clark*

FEB 28 1982

FILED AND RECORDED FOR

Roy City

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0015 X	0045 X
0016 X	0050 X
09-113-0023 to 0031 X	0051 X
0037 X	0055 to 0061 X
0039 X	0064 X
09-130-0003 to 0012 X	0065 X
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