



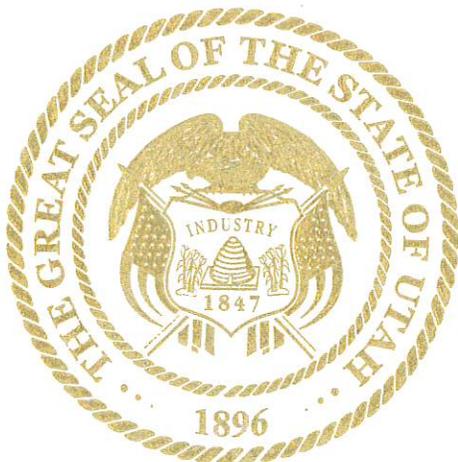
OFFICE OF THE LIEUTENANT GOVERNOR

CERTIFICATE OF ANNEXATION

I, Deidre M. Henderson, Lieutenant Governor of the State of Utah, hereby certify that there has been filed in my office a notice of annexation known as the JAMESON POINT ANNEXATION, located in SANDY CITY, dated AUGUST 26, 2025, complying with §10-2-813, Utah Code Annotated, 1953, as amended.

Now, therefore, notice is hereby given to all whom it may concern that the attached is a true and correct copy of the notice of annexation, referred to above, on file with the Office of the Lieutenant Governor pertaining to the JAMESON POINT ANNEXATION, located in SALT LAKE COUNTY, State of Utah.

IN TESTIMONY WHEREOF, I have hereunto set my hand, and affixed the Great Seal of the State of Utah this 9th day of September, 2025 at Salt Lake City, Utah.



DEIDRE M. HENDERSON
Lieutenant Governor

SANDY CITY ATTORNEY



LYNN H. PACE
CITY ATTORNEY

MONICA ZOLTANSKI
MAYOR

SHANE PACE CHIEF
ADMINISTRATIVE
OFFICER

September 3, 2025

Deidre Henderson, Lieutenant Governor
Lieutenant Governor's Office
Utah State Capital Complex, Suite 220
350 North State Street
Salt Lake City, Utah 84114

Re: Jameson Point Annexation to Sandy City

Dear Lieutenant Governor Henderson:

The legislative body of Sandy City is filing the following documents with the lieutenant governor for the above-referenced annexation:

1. a notice of an impending boundary action, as defined in Section 67-1a-6.5, that meets the requirements of Subsection 67-1a-6.5(3); and
2. a copy of an approved final local entity plat as outlined in Section 67-1a-6.5.

We have also attached a copy of the ordinance annexing the area.

We understand that within ten days, as per Subsection 67-1a-6.5(2), you will issue the annexation certificates if you determine the notices of the impending boundary action meet the requirements of Subsection 67-1a-6.5(3), and the notices are accompanied by approved local entity plats.

If you are unable to issue the annexation certificate, please notify us as soon as possible.

Thank you very much.

Sincerely,

Darien Alcorn
Senior Civil Attorney
Sandy City

Enclosures

1. Notice of Impending Boundary Action
2. Approved Final Local Entity Plat
3. Annexation Ordinance

Notice of Impending Boundary Action with Approved Final Local Entity Plat

AUGUST 26, 2025

Deidre Henderson, Lieutenant Governor
Lieutenant Governor's Office
Utah State Capital Complex, Suite 200
350 North State Street
Salt Lake City, Utah 84114

Dear Lieutenant Governor Henderson:

Annexations in Sandy City are approved by the City Council - the City's legislative body. On or about August 26, 2025 the City Council adopted an ordinance approving the following annexation:

Jameson Point Annexation to Sandy City

As chair of the Sandy City Council during this time, and on behalf of Sandy City, I hereby notify you of this impending boundary action which is more fully described in the Approved Final Local Entity Plat which accompanies this notice. I further certify that all requirements applicable to this annexation have been met.

Accordingly, on behalf of the Sandy City Council, I request that you issue a Certificate of Annexation for this boundary action as described in Section 67-1a-6.5 of the Utah Code. Section 10-2-813 of the Utah Code provides that the effective date of the annexation is the date on which you issue the Certificate of Annexation.

Respectfully Submitted,



Chair, Sandy City Council

ORDINANCE NO. 25-20

JAMESON POINT ANNEXATION

AN ORDINANCE ANNEXING PARCELS OF A CONTIGUOUS UNINCORPORATED AREA, TOTALING APPROXIMATELY 6.5 ACRES, FOR HOMES LOCATED AT 9767-9782 S. JAMESON POINT COVE; 3320 E. OLD WASATCH BLVD.; 3332-3342 E. LITTLE COTTONWOOD ROAD AND 9820 S. WASATCH BLVD. (TWO PARCELS) IN SALT LAKE COUNTY INTO THE MUNICIPALITY OF SANDY CITY; ESTABLISHING ZONING FOR THE ANNEXED PROPERTY; ALSO PROVIDING A SEVERANCE AND EFFECTIVE DATE FOR THE ANNEXATION.

WHEREAS, the Sandy City Council finds and determines as follows:

1. Section 10-2-812, Utah Code Annotated, authorizes the City to annex contiguous areas within unincorporated county islands and peninsulas without a petition if it satisfies certain statutory requirements.
2. The City has complied with all statutory requirements, including, without limitation: (1) the properties proposed to be annexed, located at 9767-9782 S. Jameson Point Cove; 3320 E. Old Wasatch Blvd.; 3332-3342 E. Little Cottonwood Road and 9820 S. Wasatch Blvd. (two parcels), are contiguous areas and are contiguous to the City; (2) the areas proposed to be annexed are within the City's adopted expansion area; and (3) the annexation meets the requirements of Section 10-2-812.
3. On July 1, 2025, the City adopted Resolution No. 25-34C, attached hereto as Exhibit "A", describing the Area and indicating the City's intent to annex the Area. The City determined that not annexing the entire island or peninsula was in its best interest.
4. The City Public Notice to hold a public hearing on the proposed annexation of the Area was posted in Sandy City Hall, Sandy Parks & Recreation, the Salt Lake County Library-Sandy, the Sandy City Website - <http://www.sandy.utah.gov>, and the Utah Public Notice Website - <http://www.utah.gov/pmn> on July 10, 2025. The required notices were posted in ten places.
5. The City sent written notice to the board of each special district whose boundaries contain some or all of the Area, and to the Salt Lake County legislative body. The Notice, a copy of which is attached hereto as Exhibit "B", complied with all statutory requirements.
6. On or about August 26, 2025, the City Council held a public hearing on the proposed annexation.
7. The annexation of the Area is completed and takes effect on the date of the Lieutenant Governor's issuance of a certificate of annexation as per Section 10-2-813, Utah Code Annotated.

NOW, THEREFORE, BE IT ORDAINED by the City Council of Sandy City that it does hereby:

1. Adopt this ordinance annexing the Area as shown in Exhibit "A" and on the plat field in the office of the Sandy City Recorder.
2. Annex these properties with the Zone of R-1-15 for the subject area.
3. Determine that not annexing the entire island or peninsula is in the City's best interest.
4. Confirm that, pursuant to Section 10-2-813, Utah Code Annotated, this annexation is completed and takes effect upon the date of the lieutenant governor's issuance of a certification of annexation.
5. Declare that all parts of this ordinance are severable and that if the annexation of the Area shall, for any reason, be held to be invalid or unenforceable, this shall not affect the validity of any associated or subsequent annexation.
6. Affirm that this ordinance shall become effective upon publication.

PASSED AND APPROVED this 26 day of August, 2025.

Signed by:

 0254445272544E1...
 Brooke D. Sousa, Chair
 Sandy City Council

ATTEST:
 DocuSigned by:

 688E7E8272014B1...
 City Recorder

PRESENTED to the Mayor of Sandy City for her approval this ____ day of 8/28/2025, 2025.

APPROVED this ____ day of 8/28/2025, 2025.

DocuSigned by:

 2FEF8A4F412042D...
 Monica Zoltanski, Mayor

ATTEST:
DocuSigned by:



088E7E8272014B1...
City Recorder



RECORDED this 27 day of August, 2025.

SUMMARY PUBLISHED this _____ day of 8/29/2025, 2025.

EXHIBIT “A”

RESOLUTION #25-34C

JAMESON POINT ANNEXATION

**A RESOLUTION INDICATING INTENT TO ANNEX AN UNINCORPORATED AREA,
SETTING A HEARING TO CONSIDER SUCH AN ANNEXATION, AND DIRECTING
PUBLICATION OF HEARING NOTICE**

The City Council of Sandy City, State of Utah, finds and determines as follows:

1. Sandy City (“City”) desires to annex parcels of contiguous unincorporated area, totaling approximately 6.5 acres, for homes located at 9767-9782 S. Jameson Point Cove; 3320 E. Old Wasatch Blvd.; 3332-3342 E. Little Cottonwood Road and 9820 S. Wasatch Blvd. (two parcels). The parcels of land are currently in Salt Lake County, Utah, and more specifically shown on the map attached hereto as Appendix “A”.

2. The annexation of that portion of an island or peninsula, leaving unincorporated the remainder of that island or peninsula, is in the City’s best interests.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF SANDY CITY AS FOLLOWS:

1. Indicate the City Council’s intent to annex the area described in Appendix “A”.

2. Determine that not annexing the entire unincorporated island or unincorporated peninsula is in the City’s best interest.

3. Indicate the City Council’s intent to withdraw the area described in Appendix “A” from the municipal services district.

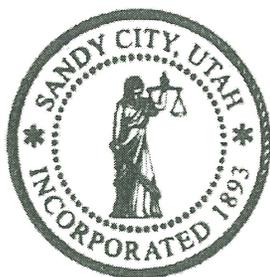
4. Set a public hearing for August 26, 2025, no earlier than 5:15 p.m., to consider the annexation.

5. Direct the City Recorder to publish and send notice of such hearing in accordance with Utah Code.

ADOPTED by the Sandy City Council this 1st day of July, 2025.

Signed by:


02544452/2544E1...
Brooke D'Sousa, Chair
Sandy City Council



ATTEST:

DocuSigned by:

Wendy Downs

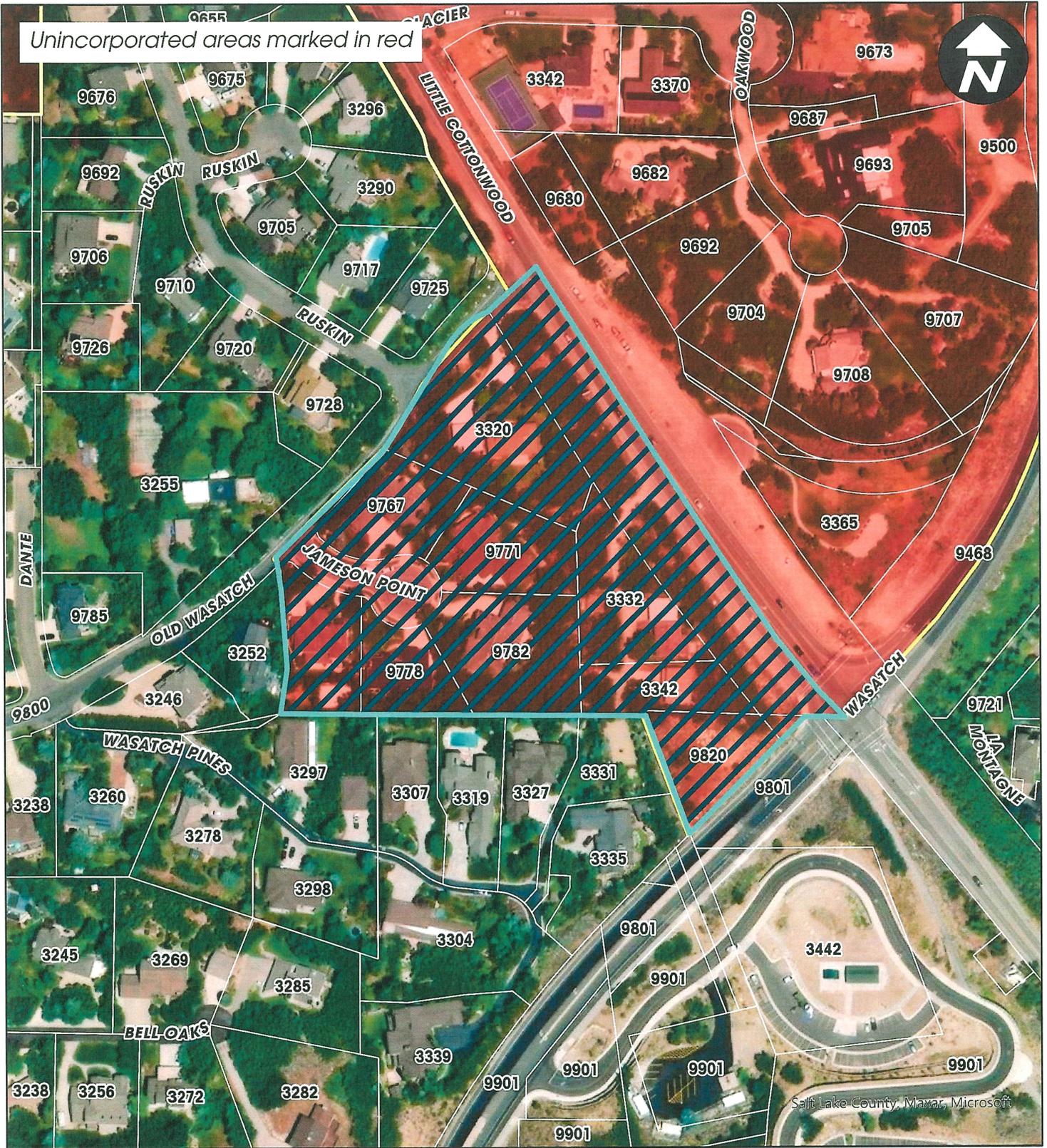
Wendy Downs, MMC

City Recorder

RECORDED this 2 day of July, 2025.

APPENDIX "A"

Unincorporated areas marked in red



Salt Lake County, Maxar, Microsoft



Jameson Point Annexation

 **Subject Property**



EXHIBIT “B”



**SANDY CITY PUBLIC NOTICE
INTENT TO ANNEX – JAMESON POINT ANNEXATION**

NOTICE IS HEREBY GIVEN that the Sandy City Council has adopted Resolution, 25-34C, indicating its intent to annex an unincorporated area, located at 9767-9782 S. Jameson Point Cove; 3320 Old Wasatch Blvd; 3332-3342 E. Little Cottonwood Road and 9820 S. Wasatch Blvd. On **August 26, 2025**, no earlier than 5:15 pm in a hybrid meeting, in accordance with Utah Code 52-4-207(4) Open and Public Meeting Act the Sandy City Council will hold a public hearing regarding the proposed Jameson Point Annexation.

The August 26, 2025 Sandy City Council meeting will be conducted both virtually, via Zoom Webinar, and in-person at Sandy City Hall (10000 S. Centennial Parkway). Residents wishing to attend may access the August 26, 2025 meeting agenda at <https://sandyutah.legistar.com/Calendar.aspx> to obtain the Zoom Webinar link or for information regarding in-person attendance. The August 26, 2025 agenda will be published at least 24 hours prior to the beginning of the meeting. If a resident is unable to access the Zoom Webinar link or attend the meeting in person, they may submit a written comment via e-mail at CitizenComment@sandy.utah.gov.

Legal Description:

A parcel of land to be annexed from Salt Lake County to Sandy City, situated in the Northeast Quarter of Section 11, Township 3 South, Range 1 East, Salt Lake Base & Meridian, Salt Lake County, Utah. The boundaries of said parcel of land are described as follows:

Beginning at a point in the current SANDY CITY BOUNDARY LINE established by HIRSCHI ANNEXATION TO SANDY CITY, recorded June 1, 2016 as Entry No. 12291402 in Book 2016P at Page 117 in the Office of the Salt Lake County Recorder, said point is also in the Southwesterly Corner of Lot 5, JAMESON POINT COVE SUBDIVISION recorded as Entry No. 8450174 in Book 2002P at Page 355 in the Office of the Salt Lake County Recorder, said point is 1198.62 feet N.89°35'24"W. along the quarter section line from the Center Quarter Corner of said Section 11 (Basis of Bearing is S.89°35'24"E. along the quarter section line between the found monuments representing the Center Quarter Corner and the East Quarter Corner of said Section 11); and running thence along said current SANDY CITY BOUNDARY LINE the following three (3) courses: 1) N.08°22'03"E. 61.53 feet, 2) N.04°23'11"W. 141.83 feet and 3) N.44°02'34"W. 25.17 feet (25.00+/- feet by record) to a point in the current SANDY CITY BOUNDARY LINE as established by RUSKIN CIRCLE ANNEXATION TO SANDY CITY, recorded December 19, 2011 as Entry No. 11299790 in book 2016 at Page 161 in the Office of the Salt Lake County Recorder and the beginning of a non-tangent 1999.00 foot radius curve to the left; thence along said current SANDY CITY BOUNDARY LINE the following three (3) courses: 1) northeasterly along the arc of said curve 256.09 feet through a central angle of 07°20'24" (note: chord for said

curve bears N.42°17'01"E. for a distance of 255.92 feet), 2) N.38°36'49"E. 65.56 feet to the beginning of a 1403.90 foot radius curve to the right and 3) northeasterly along the arc of said curve 130.11 feet through a central angle of 05°18'36" (note: chord for said curve bears N.41°16'07"E. for a distance of 130.06 feet) to the southwesterly right of way line of Little Cottonwood Road (SR-209); thence along said southwesterly right of way line the following three (3) courses: 1) S.31°27'29"E. 264.11 feet to the beginning of a 2964.41 foot radius curve to the left, 2) southeasterly along the arc of said curve 415.53 feet through a central angle of 08°01'53" (note: chord for said curve bears S.35°28'25"E. for a distance of 415.19 feet) to a point in said quarter section line and 3) S.89°35'24"E. 60.12 feet along said quarter section line to a point in the current SANDY CITY BOUNDARY LINE established by BELL CANYON PRESERVATION AREA ANNEXATION TO SANDY CITY, recorded December 11, 2019 as Entry No. 13144286 in Book 2019P at Page 339 in the Office of the Salt Lake County Recorder; thence along said current SANDY CITY BOUNDARY LINE S.45°02'29"W. 226.95 feet (S.45°00'00"W. 219.47 feet by record) to a point in the current Sandy City boundary line established by said HIRSCHI ANNEXATION TO SANDY CITY; thence along said current SANDY CITY BOUNDARY LINE the following two (2) courses: 1) N.20°55'10"W. 173.38 feet to a point in the said quarter section line and 2) along said quarter section line N.89°35'24"W. 495.90 feet (496.08+/- feet by record) to the point of beginning.

The above described parcel of land contains 228,956 square feet or 5.26 acres in area, more or less.

The City Council will annex the area unless written protests to the annexation are presented at the public hearing, or are filed by 5:00 p.m., on the day of such hearing, with the Sandy City Recorder, Suite 311, Sandy City Hall, 10000 Centennial Parkway, Sandy Utah, by the owners of private real property that:

- (A) is located within the area proposed for annexation;
- (B) covers a majority of the total private land area within the entire area proposed for annexation; and
- (C) is equal in value to at least ½ the value of all private real property within the entire area proposed for annexation.

The area under consideration for annexation comprises approximately 5 acres. It is being proposed to annex these properties to the City with the R-1-15 zone. Any questions you may have regarding this annexation, may be directed to Brian McCuistion in the Community Development Department – 801-568-7268, bmccuistion@sandy.utah.gov

Posted: July 10, 2025

Utah Public Notice Website <https://www.utah.gov/pmn/>
Sandy City Website – <https://www.sandy.utah.gov/>
Sandy City Hall
Sandy Parks & Recreation
Salt Lake County Library - Sandy

Notice of Impending Boundary Action with Approved Final Local Entity Plat

AUGUST 26, 2025

Deidre Henderson, Lieutenant Governor
Lieutenant Governor's Office
Utah State Capital Complex, Suite 200
350 North State Street
Salt Lake City, Utah 84114

Dear Lieutenant Governor Henderson:

Annexations in Sandy City are approved by the City Council - the City's legislative body. On or about August 26, 2025 the City Council adopted an ordinance approving the following annexation:

Jameson Point Annexation to Sandy City

As chair of the Sandy City Council during this time, and on behalf of Sandy City, I hereby notify you of this impending boundary action which is more fully described in the Approved Final Local Entity Plat which accompanies this notice. I further certify that all requirements applicable to this annexation have been met.

Accordingly, on behalf of the Sandy City Council, I request that you issue a Certificate of Annexation for this boundary action as described in Section 67-1a-6.5 of the Utah Code. Section 10-2-813 of the Utah Code provides that the effective date of the annexation is the date on which you issue the Certificate of Annexation.

Respectfully Submitted,



Chair, Sandy City Council

ORDINANCE NO. 25-20

JAMESON POINT ANNEXATION

AN ORDINANCE ANNEXING PARCELS OF A CONTIGUOUS UNINCORPORATED AREA, TOTALING APPROXIMATELY 6.5 ACRES, FOR HOMES LOCATED AT 9767-9782 S. JAMESON POINT COVE; 3320 E. OLD WASATCH BLVD.; 3332-3342 E. LITTLE COTTONWOOD ROAD AND 9820 S. WASATCH BLVD. (TWO PARCELS) IN SALT LAKE COUNTY INTO THE MUNICIPALITY OF SANDY CITY; ESTABLISHING ZONING FOR THE ANNEXED PROPERTY; ALSO PROVIDING A SEVERANCE AND EFFECTIVE DATE FOR THE ANNEXATION.

WHEREAS, the Sandy City Council finds and determines as follows:

1. Section 10-2-812, Utah Code Annotated, authorizes the City to annex contiguous areas within unincorporated county islands and peninsulas without a petition if it satisfies certain statutory requirements.
2. The City has complied with all statutory requirements, including, without limitation: (1) the properties proposed to be annexed, located at 9767-9782 S. Jameson Point Cove; 3320 E. Old Wasatch Blvd.; 3332-3342 E. Little Cottonwood Road and 9820 S. Wasatch Blvd. (two parcels), are contiguous areas and are contiguous to the City; (2) the areas proposed to be annexed are within the City's adopted expansion area; and (3) the annexation meets the requirements of Section 10-2-812.
3. On July 1, 2025, the City adopted Resolution No. 25-34C, attached hereto as Exhibit "A", describing the Area and indicating the City's intent to annex the Area. The City determined that not annexing the entire island or peninsula was in its best interest.
4. The City Public Notice to hold a public hearing on the proposed annexation of the Area was posted in Sandy City Hall, Sandy Parks & Recreation, the Salt Lake County Library-Sandy, the Sandy City Website - <http://www.sandy.utah.gov>, and the Utah Public Notice Website - <http://www.utah.gov/pmn> on July 10, 2025. The required notices were posted in ten places.
5. The City sent written notice to the board of each special district whose boundaries contain some or all of the Area, and to the Salt Lake County legislative body. The Notice, a copy of which is attached hereto as Exhibit "B", complied with all statutory requirements.
6. On or about August 26, 2025, the City Council held a public hearing on the proposed annexation.
7. The annexation of the Area is completed and takes effect on the date of the Lieutenant Governor's issuance of a certificate of annexation as per Section 10-2-813, Utah Code Annotated.

NOW, THEREFORE, BE IT ORDAINED by the City Council of Sandy City that it does hereby:

1. Adopt this ordinance annexing the Area as shown in Exhibit "A" and on the plat field in the office of the Sandy City Recorder.
2. Annex these properties with the Zone of R-1-15 for the subject area.
3. Determine that not annexing the entire island or peninsula is in the City's best interest.
4. Confirm that, pursuant to Section 10-2-813, Utah Code Annotated, this annexation is completed and takes effect upon the date of the lieutenant governor's issuance of a certification of annexation.
5. Declare that all parts of this ordinance are severable and that if the annexation of the Area shall, for any reason, be held to be invalid or unenforceable, this shall not affect the validity of any associated or subsequent annexation.
6. Affirm that this ordinance shall become effective upon publication.

PASSED AND APPROVED this 26 day of August, 2025.

Signed by:

 0254445272544E1...
 Brooke D. Sousa, Chair
 Sandy City Council

ATTEST:
 DocuSigned by:

 688E7E8272014B1...
 City Recorder

PRESENTED to the Mayor of Sandy City for her approval this ____ day of 8/28/2025, 2025.

APPROVED this ____ day of 8/28/2025, 2025.

DocuSigned by:

 2FEF8A4F412042D...
 Monica Zoltanski, Mayor

ATTEST:
DocuSigned by:



088E7E8272014B1...
City Recorder



RECORDED this 27 day of August, 2025.

SUMMARY PUBLISHED this _____ day of 8/29/2025, 2025.

EXHIBIT “A”

RESOLUTION #25-34C

JAMESON POINT ANNEXATION

**A RESOLUTION INDICATING INTENT TO ANNEX AN UNINCORPORATED AREA,
SETTING A HEARING TO CONSIDER SUCH AN ANNEXATION, AND DIRECTING
PUBLICATION OF HEARING NOTICE**

The City Council of Sandy City, State of Utah, finds and determines as follows:

1. Sandy City (“City”) desires to annex parcels of contiguous unincorporated area, totaling approximately 6.5 acres, for homes located at 9767-9782 S. Jameson Point Cove; 3320 E. Old Wasatch Blvd.; 3332-3342 E. Little Cottonwood Road and 9820 S. Wasatch Blvd. (two parcels). The parcels of land are currently in Salt Lake County, Utah, and more specifically shown on the map attached hereto as Appendix “A”.

2. The annexation of that portion of an island or peninsula, leaving unincorporated the remainder of that island or peninsula, is in the City’s best interests.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF SANDY CITY AS FOLLOWS:

1. Indicate the City Council’s intent to annex the area described in Appendix “A”.

2. Determine that not annexing the entire unincorporated island or unincorporated peninsula is in the City’s best interest.

3. Indicate the City Council’s intent to withdraw the area described in Appendix “A” from the municipal services district.

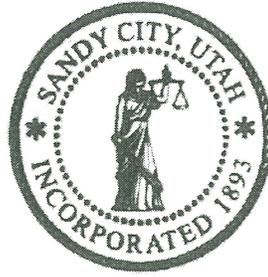
4. Set a public hearing for August 26, 2025, no earlier than 5:15 p.m., to consider the annexation.

5. Direct the City Recorder to publish and send notice of such hearing in accordance with Utah Code.

ADOPTED by the Sandy City Council this 1st day of July, 2025.

Signed by:


02544452/2544E1...
Brooke D'Sousa, Chair
Sandy City Council



ATTEST:

DocuSigned by:

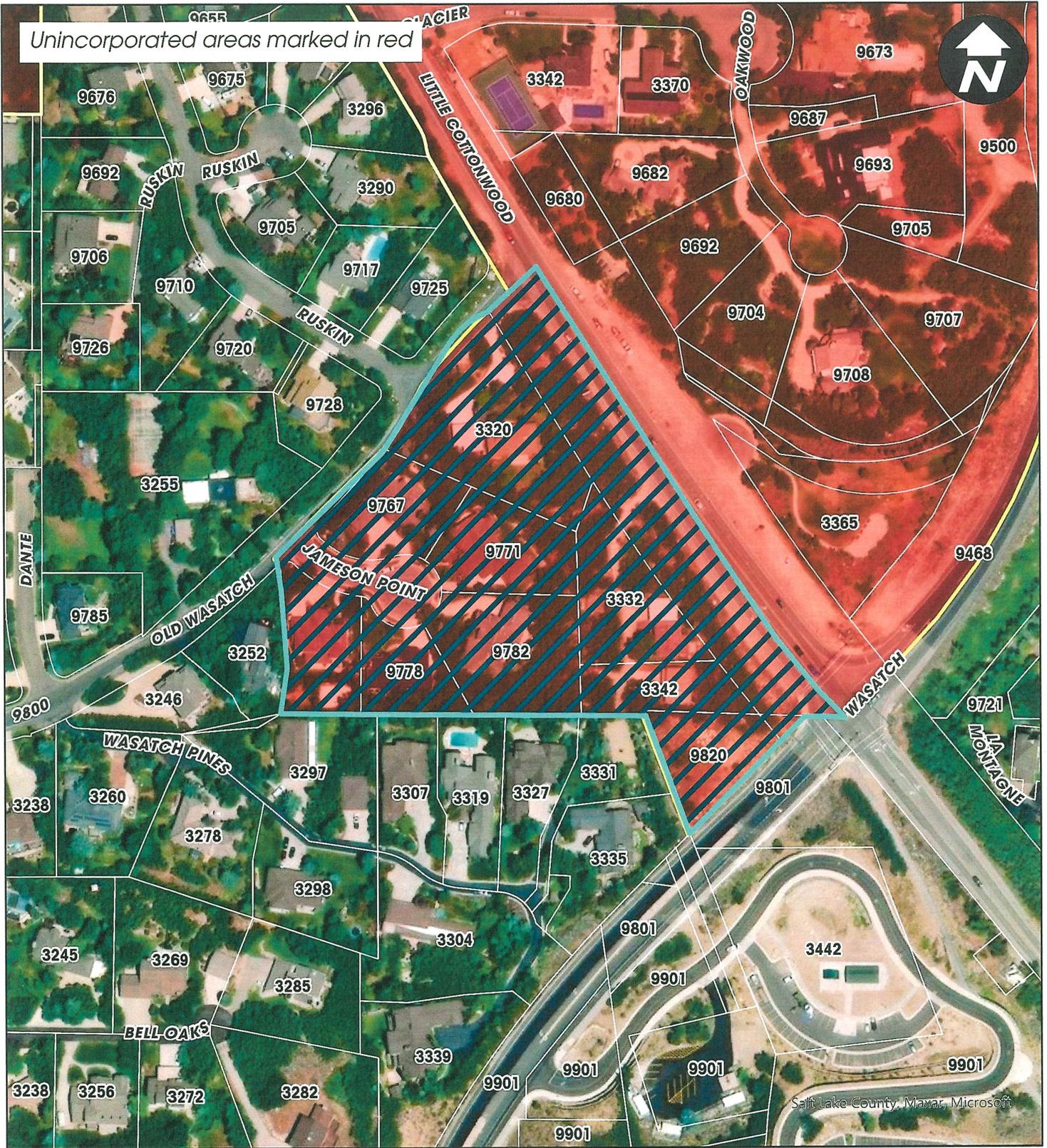
Wendy Downs

Wendy Downs, MMC
City Recorder

RECORDED this 2 day of July, 2025.

APPENDIX "A"

Unincorporated areas marked in red



Salt Lake County, Maxar, Microsoft



Jameson Point Annexation

 **Subject Property**



EXHIBIT “B”



**SANDY CITY PUBLIC NOTICE
INTENT TO ANNEX – JAMESON POINT ANNEXATION**

NOTICE IS HEREBY GIVEN that the Sandy City Council has adopted Resolution, 25-34C, indicating its intent to annex an unincorporated area, located at 9767-9782 S. Jameson Point Cove; 3320 Old Wasatch Blvd; 3332-3342 E. Little Cottonwood Road and 9820 S. Wasatch Blvd. On **August 26, 2025**, no earlier than 5:15 pm in a hybrid meeting, in accordance with Utah Code 52-4-207(4) Open and Public Meeting Act the Sandy City Council will hold a public hearing regarding the proposed Jameson Point Annexation.

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- (A) is located within the area proposed for annexation;
- (B) covers a majority of the total private land area within the entire area proposed for annexation; and
- (C) is equal in value to at least ½ the value of all private real property within the entire area proposed for annexation.

The area under consideration for annexation comprises approximately 5 acres. It is being proposed to annex these properties to the City with the R-1-15 zone. Any questions you may have regarding this annexation, may be directed to Brian McCuistion in the Community Development Department – 801-568-7268, bmccuistion@sandy.utah.gov

Posted: July 10, 2025

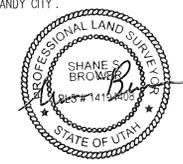
Utah Public Notice Website <https://www.utah.gov/pmn/>
Sandy City Website – <https://www.sandy.utah.gov/>
Sandy City Hall
Sandy Parks & Recreation
Salt Lake County Library - Sandy

FINAL LOCAL ENTITY PLAT JAMESON POINT ANNEXATION TO SANDY CITY

SITUATED IN THE EAST 1/2 OF SECTION 11,
TOWNSHIP 3 SOUTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN,
SALT LAKE COUNTY, STATE OF UTAH
JULY 2025

SURVEYOR'S CERTIFICATE

I, SHANE S. BROWER, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, HOLDING LICENSE NUMBER 14194408, IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND LAND SURVEYOR'S ACT; DO HEREBY CERTIFY THAT A FINAL LOCAL ENTITY PLAT, IN ACCORDANCE WITH SECTION 17-23-20 OF UTAH STATE CODE, HAS BEEN PREPARED UNDER MY DIRECTION AND IS A TRUE AND CORRECT REPRESENTATION OF SAID FINAL LOCAL ENTITY PLAT. I FURTHER CERTIFY THAT BY AUTHORITY OF SALT LAKE COUNTY AND SANDY CITY, I HAVE PREPARED THIS PLAT FOR THE PURPOSE OF ANNEXING PROPERTY INTO THE BOUNDARIES OF SANDY CITY AND TO BE HEREAFTER KNOWN AS "JAMESON POINT ANNEXATION TO SANDY CITY".



SHANE S. BROWER
PLS NO. 14194408
DATE: JULY 31, 2025

ANNEXATION DESCRIPTION

A PARCEL OF LAND TO BE ANNEXED FROM SALT LAKE COUNTY TO SANDY CITY, SITUATED IN THE EAST HALF OF SECTION 11, TOWNSHIP 3 SOUTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN, SALT LAKE COUNTY, UTAH. THE BOUNDARIES OF SAID PARCEL OF LAND ARE DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE CURRENT SANDY CITY BOUNDARY LINE ESTABLISHED BY HIRSCHI ANNEXATION TO SANDY CITY, RECORDED JUNE 1, 2016 AS ENTRY NO. 12291402 IN BOOK 2016P AT PAGE 117 IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER, SAID POINT IS ALSO IN THE SOUTHWESTERLY CORNER OF LOT 5, JAMESON POINT COVE SUBDIVISION RECORDED AS ENTRY NO. 8450174 IN BOOK 2002P AT PAGE 355 IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER, SAID POINT IS 1198.62 FEET N.89°35'24"W. ALONG THE QUARTER SECTION LINE FROM THE CENTER QUARTER CORNER OF SAID SECTION 11 (BASIS OF BEARING IS S.89°35'24"E. ALONG THE QUARTER SECTION LINE BETWEEN THE FOUND MONUMENTS REPRESENTING THE CENTER QUARTER CORNER AND THE EAST QUARTER CORNER OF SAID SECTION 11); AND RUNNING THENCE ALONG SAID CURRENT SANDY CITY BOUNDARY LINE THE FOLLOWING THREE (3) COURSES: 1) N.08°22'03"E. 61.53 FEET, 2) N.04°23'11"W. 141.83 FEET AND 3) N.44°02'34"W. 25.17 FEET (25.00+/- FEET BY RECORD) TO A POINT IN THE CURRENT SANDY CITY BOUNDARY LINE AS ESTABLISHED BY RUSKIN CIRCLE ANNEXATION TO SANDY CITY, RECORDED DECEMBER 19, 2011 AS ENTRY NO. 11299790 IN BOOK 2016 AT PAGE 161 IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER AND THE BEGINNING OF A NON-TANGENT 1999.00 FOOT RADIUS CURVE TO THE LEFT; THENCE ALONG SAID CURRENT SANDY CITY BOUNDARY LINE THE FOLLOWING THREE (3) COURSES: 1) NORTHEASTERLY ALONG THE ARC OF SAID CURVE 256.09 FEET THROUGH A CENTRAL ANGLE OF 07°20'24" (NOTE: CHORD FOR SAID CURVE BEARS N.42°17'01"E. FOR A DISTANCE OF 255.92 FEET), 2) N.38°56'49"E. 65.56 FEET TO THE BEGINNING OF A 1403.90 FOOT RADIUS CURVE TO THE RIGHT AND 3) NORTHEASTERLY ALONG THE ARC OF SAID CURVE 130.11 FEET THROUGH A CENTRAL ANGLE OF 05°18'36" (NOTE: CHORD FOR SAID CURVE BEARS N.41°16'07"E. FOR A DISTANCE OF 130.06 FEET) TO THE SOUTHWESTERLY RIGHT OF WAY LINE OF LITTLE COTTONWOOD ROAD (SR-209); THENCE ALONG SAID SOUTHWESTERLY RIGHT OF WAY LINE THE FOLLOWING THREE (3) COURSES: 1) S.31°27'29"E. 264.11 FEET TO THE BEGINNING OF A 2964.41 FOOT RADIUS CURVE TO THE LEFT, 2) SOUTHEASTERLY ALONG THE ARC OF SAID CURVE 415.53 FEET THROUGH A CENTRAL ANGLE OF 08°01'53" (NOTE: CHORD FOR SAID CURVE BEARS S.35°28'25"E. FOR A DISTANCE OF 415.19 FEET) TO A POINT IN SAID QUARTER SECTION LINE AND 3) S.89°35'24"E. 60.12 FEET ALONG SAID QUARTER SECTION LINE TO A POINT IN THE CURRENT SANDY CITY BOUNDARY LINE ESTABLISHED BY BELL CANYON PRESERVATION AREA ANNEXATION TO SANDY CITY, RECORDED DECEMBER 11, 2019 AS ENTRY NO. 13144286 IN BOOK 2019P AT PAGE 339 IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER; THENCE ALONG SAID CURRENT SANDY CITY BOUNDARY LINE S.45°02'29"W. 226.95 FEET (S.45°00'00"W. 218.47 FEET BY RECORD) TO A POINT IN THE CURRENT SANDY CITY BOUNDARY LINE ESTABLISHED BY SAID HIRSCHI ANNEXATION TO SANDY CITY; THENCE ALONG SAID CURRENT SANDY CITY BOUNDARY LINE THE FOLLOWING TWO (2) COURSES: 1) N.20°55'10"W. 173.38 FEET TO A POINT IN THE SAID QUARTER SECTION LINE AND 2) ALONG SAID QUARTER SECTION LINE N.89°35'24"W. 495.90 FEET (496.08+/- FEET BY RECORD) TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 228,956 SQUARE FEET OR 5.26 ACRES IN AREA, MORE OR LESS.

SURVEYOR'S NARRATIVE

IT IS THE INTENT OF THIS PLAT AND THE SURVEY ON WHICH IT IS BASED TO CORRECTLY REPRESENT THE ADJUSTMENT OF THE CITY BOUNDARY LINE BETWEEN SANDY CITY & UNINCORPORATED SALT LAKE COUNTY AS DESCRIBED HEREON AS REQUESTED BY SANDY CITY. THE BASIS OF BEARING IS S.89°35'24"E. ALONG THE QUARTER SECTION LINE BETWEEN THE FOUND MONUMENTS REPRESENTING THE CENTER QUARTER CORNER AND THE EAST QUARTER CORNER OF SECTION 11, TOWNSHIP 3 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN.

AS PART OF THIS SURVEY, MERIDIAN HAS CONDUCTED FIELD SEARCHES FOR EVIDENCE AND MONUMENTATION. FOUND EVIDENCE AND MONUMENTATION IS REPRESENTED HEREON. DOCUMENTS OF RECORD REVIEWED AND CONSIDERED AS PART OF THIS SURVEY ARE NOTED BELOW. THERE MAY EXIST OTHER EVIDENCE, MONUMENTATION AND DOCUMENTS THAT COULD AFFECT THIS SURVEY. NEW EVIDENCE, MONUMENTATION OR DOCUMENTS THAT MAY ALTER THE CONCLUSIONS OF THIS SURVEY SHOULD BE PRESENTED TO THE SURVEYOR FOR HIS REVIEW AND CONSIDERATION.

- (1) HIRSCHI ANNEXATION TO SANDY CITY: ENTRY NO. 12291402 IN BOOK 2016P AT PAGE 117
- (2) RUSKIN CIRCLE ANNEXATION TO SANDY CITY: ENTRY NO. 11299790 IN BOOK 2011P AT PAGE 161
- (3) BELL CANYON PRESERVATION AREA ANNEXATION TO SANDY CITY: ENTRY NO. 13144286 IN BOOK 2019P AT PAGE 339
- (4) JAMESON POINT COVE SUBDIVISION: ENTRY NO. 8450174 IN BOOK 2002P AT PAGE 355
- (5) WILLOW GLEN SUBDIVISION: ENTRY NO. 3533419 IN BOOK 81-2 AT PAGE 45
- (6) WASATCH PINES P.U.D.: ENTRY NO. 9186399 IN BOOK 2004P AT PAGE 284
- (7) BELL OAKS: ENTRY NO. 3486710 IN BOOK 80-10 AT PAGE 166
- (8) SALT LAKE COUNTY SURVEYOR'S AREA REFERENCE PLAT FOR SECTION 11, T3S, R1E, SLB&M
- (9) RECORD DESCRIPTIONS OF ADJOINING PARCELS SHOWN HEREON AS RESEARCHED WITHIN THE OFFICE OF THE SALT LAKE COUNTY RECORDER.

NOTE: ABOVE REFERENCED DOCUMENTS ARE SHOWN HEREON AS (#).

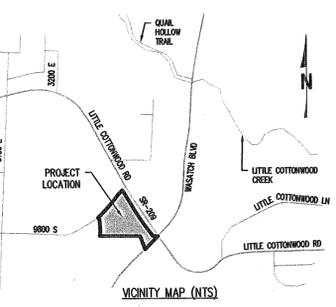
(M) BEARING AND/OR DISTANCE DATA TAKEN FROM SURVEYED MEASUREMENTS.



SCALE 1"=60'

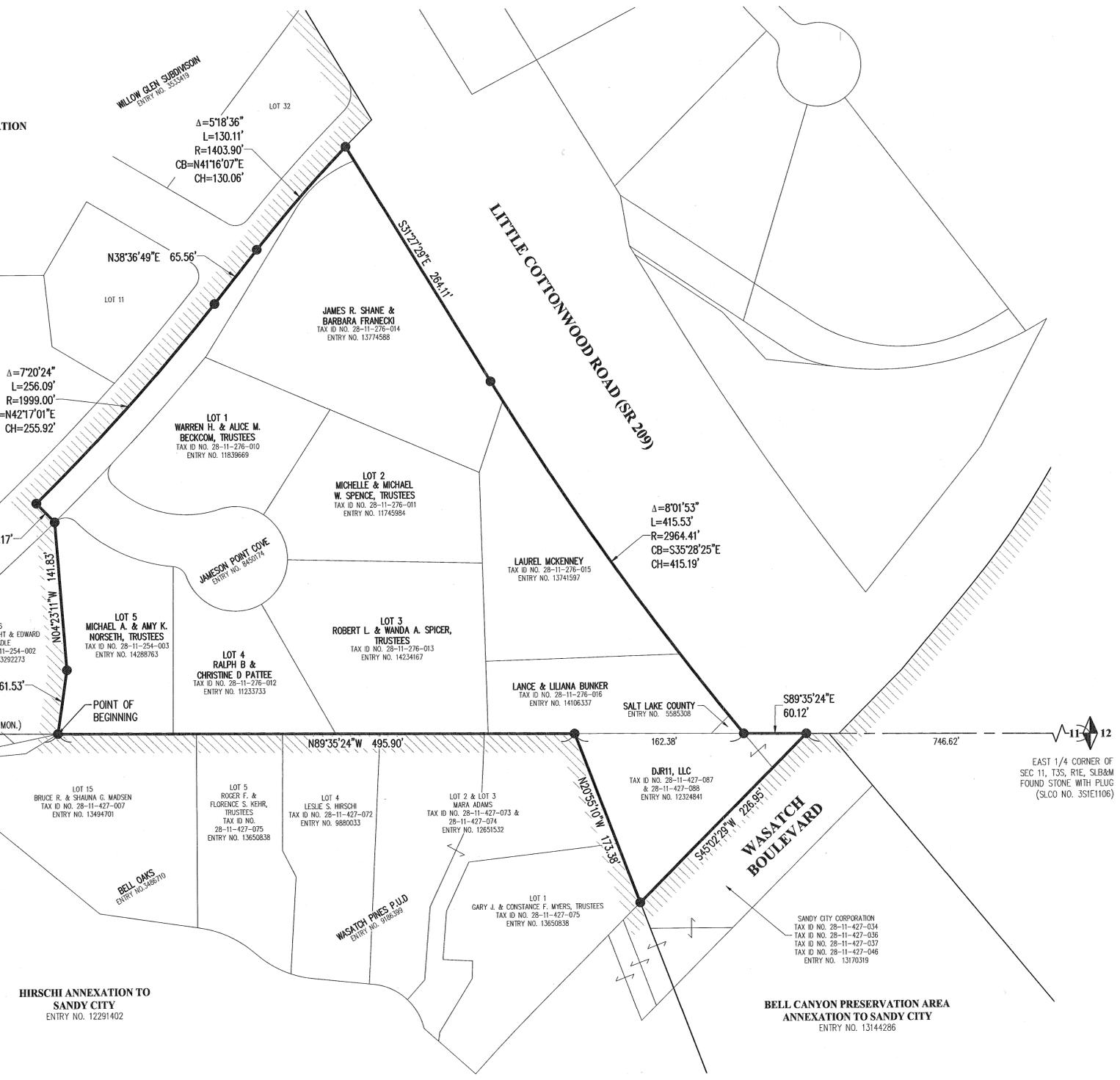
CENTER 1/4 CORNER OF SEC 11, T3S, R1E, SLB&M FOUND 2.5" FLAT BRASS CAP (S.L.C.O. NO. 351E1105)

BASIS OF BEARING = S.89°35'24"E.
S.89°35'24"E. (M)(1)(2)(3)(8) 2663.64' (M) 2662.60' (1)(2)(3)(8) (MON. TO MON.)



LEGEND

- CURRENT SANDY CITY BOUNDARY
- PROPOSED ANNEXATION BOUNDARY
- ADJOINER BOUNDARY
- SECTION LINE
- BOUNDARY ANGLE POINT
- FOUND SECTION CORNER



PREPARED BY:

MERIDIAN ENGINEERING, INC.
1628 WEST 11010 SOUTH, SUITE 102
SOUTH JORDAN, UTAH 84095
PHONE (801) 569-1315 FAX (801) 569-1319

LOCAL ENTITIES:

ANNEXATION FROM: SALT LAKE COUNTY

ANNEXATION INTO: SANDY CITY

ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT THIS IS A TRUE AND CORRECT MAP OF THAT AREA TO BE ANNEXED TO THE CORPORATE LIMITS OF SANDY CITY, UTAH.

Blake Wood
SANDY CITY ENGINEER

8/26/25
DATE

SANDY CITY APPROVAL

APPROVED THIS 28 DAY OF September A.D. 2025

Thomas Wash
MAYOR

Wade D.
CITY RECORDER

SALT LAKE COUNTY SURVEYOR

APPROVED THIS 3 DAY OF September A.D. 2025 BY THE SALT LAKE COUNTY SURVEYOR AS A FINAL LOCAL ENTITY PLAT, PURSUANT TO SECTION 17-23-20 OF UTAH STATE CODE.

Shane S. Brower
SALT LAKE COUNTY SURVEYOR

SALT LAKE COUNTY RECORDER

RECORDED AND FILED AT THE REQUEST OF _____

RECORDED AS ENTRY NUMBER _____

DATE: _____ TIME: _____ BOOK: _____

DEPUTY SALT LAKE COUNTY RECORDER

COMP. FILE NO. 24225-43

PROJECT NO. 24225-43

SHEET NO. 1 OF 1