

STATE OF UTAH



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 DESERT CANYONS ADDITION 2, located in the CITY OF ST. GEORGE, dated SEPTEMBER 4, 2025, complying with §10-2-813, Utah Code Annotated, 1953, as amended.

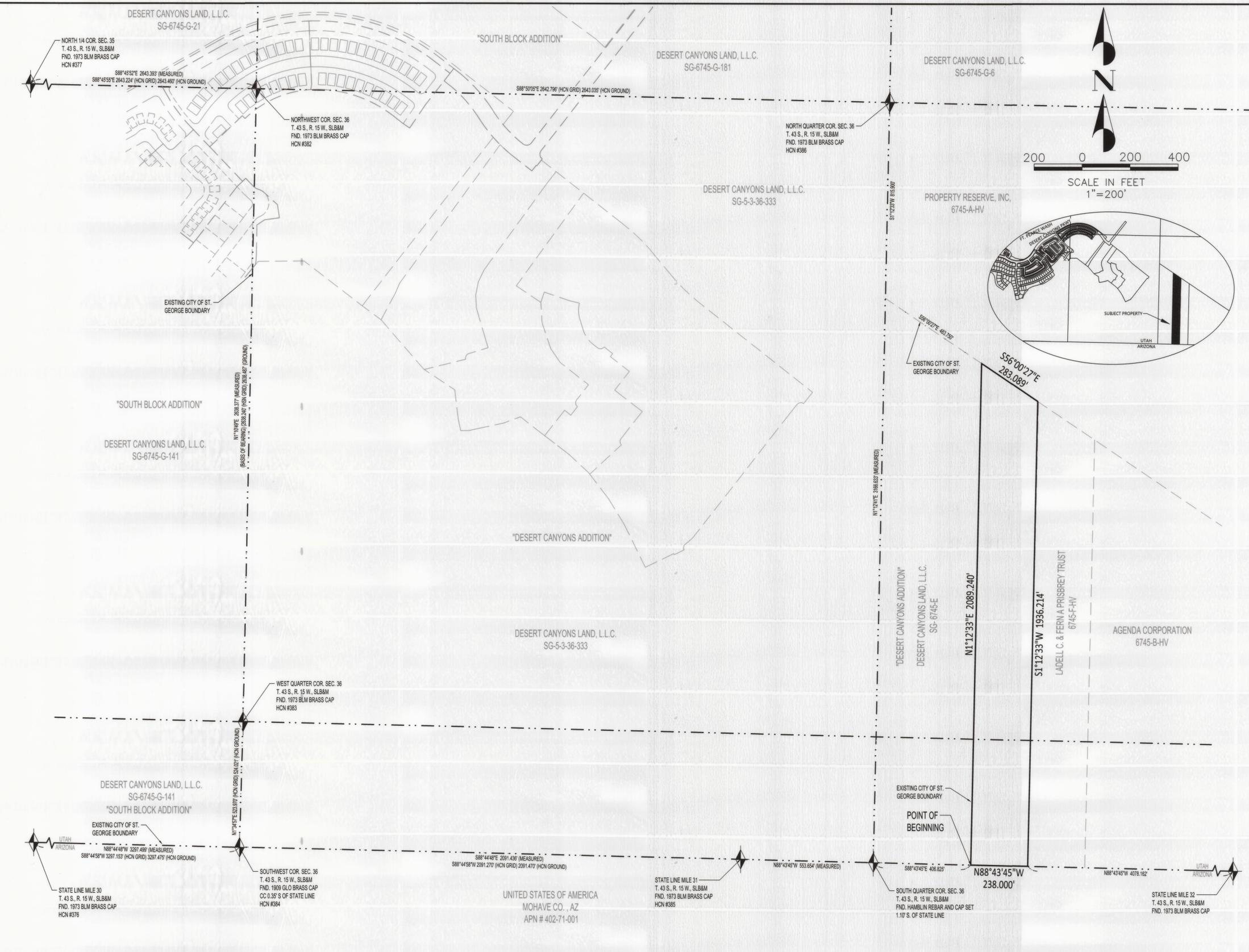
Now, therefore, notice is hereby given to all whom it may concern that the attached is a true and correct copy of the notice of annexation, referred to above, on file with the Office of the Lieutenant Governor pertaining to the DESERT CANYONS ADDITION 2, located in WASHINGTON COUNTY, State of Utah.

IN TESTIMONY WHEREOF, I have hereunto set my hand, and affixed the Great Seal of the State of Utah this 3rd day of October, 2025 at Salt Lake City, Utah.



A handwritten signature in black ink, reading "Deidre M. Henderson".

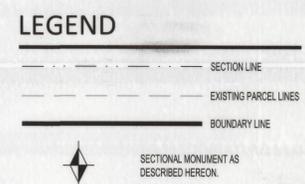
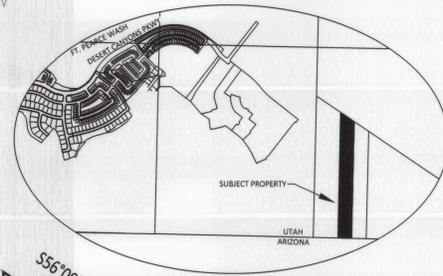
DEIDRE M. HENDERSON
Lieutenant Governor



SURVEYOR'S CERTIFICATE:
 I, D. BRADFORD PETERSEN, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD CERTIFICATE NO. 362255, IN ACCORDANCE WITH TITLE 58, CHAPTER 22, OF THE PROFESSIONAL ENGINEERS AND LAND SURVEYORS LICENSING ACT OF THE STATE OF UTAH. I FURTHER CERTIFY THAT THIS MAP CORRECTLY LANDS TO BE ADDED TO THE CORPORATE LIMITS OF THE CITY OF ST. GEORGE, HEREINAFTER KNOWN AS:

DESERT CANYONS ADDITION 2

LEGAL DESCRIPTION:
 BEGINNING AT A POINT ON THE SECTION LINE AND THE UTAH/ARIZONA STATE BORDER, (SAID BORDER BEING MARKED BY 1973 BUREAU OF LAND MANAGEMENT BRASS CAP MARKING MILE 32 ON THE STATE BORDER AND A 1973 BUREAU OF LAND MANAGEMENT BRASS CAP MARKING MILE 31 ON THE STATE BORDER), SAID POINT BEING SOUTH $88^{\circ}43'45''$ EAST ALONG SAID SECTION LINE AND STATE BORDER, A DISTANCE OF 406.825 FEET, FROM THE SOUTH QUARTER CORNER OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 15 WEST SALT LAKE BASE AND MERIDIAN, SAID POINT ALSO BEING THE SOUTHEASTERLY BOUNDARY CORNER OF THE DESERT CANYONS ADDITION ANNEXATION, AS RECORDED AND ON FILE WITH THE WASHINGTON COUNTY RECORDER'S OFFICE, AND RUNNING THENCE NORTH $01^{\circ}12'33''$ EAST ALONG SAID ANNEXATION BOUNDARY, A DISTANCE OF 2089.240 FEET; THENCE SOUTH $56^{\circ}00'27''$ EAST 283.089 FEET; THENCE SOUTH $01^{\circ}12'33''$ WEST 1936.214 FEET TO SAID SECTION LINE AND STATE BORDER; THENCE NORTH $88^{\circ}43'45''$ WEST ALONG SAID SECTION LINE, A DISTANCE OF 238.000 FEET TO THE POINT OF BEGINNING.
 CONTAINS 479,029 SQ. FT., (10.997 ACRES)



**ANNEXATION PLAT FOR
 DESERT CANYONS ADDITION 2
 (FINAL LOCAL ENTITY PLAT)**

Located in Section 36, Township 43 South, Range 15 West, SLB&M
 Land Annexed to the City of St. George from Washington County

DG DEVELOPMENT SOLUTIONS GROUP, INC.
 CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS
 120 East St. George Blvd., Suite #300
 St. George, UT 84770
 Office (435) 628-2121 - Fax (435) 674-3553
 www.developmentsolutionsco.com

<p align="center">CITY SURVEYOR'S APPROVAL</p> <p>THE HEREON ANNEXATION PLAT HAS BEEN REVIEWED AND IS APPROVED IN ACCORDANCE WITH THE INFORMATION ON FILE IN THIS OFFICE THIS <u>4</u> DAY OF <u>SEPT</u>, A.D. 20<u>25</u></p> <p align="center"><i>[Signature]</i> CITY SURVEYOR CITY OF ST. GEORGE</p>	<p align="center">COUNTY SURVEYOR'S APPROVAL</p> <p>THE HEREON ANNEXATION PLAT HAS BEEN REVIEWED AND IS APPROVED IN ACCORDANCE WITH THE INFORMATION ON FILE IN THIS OFFICE THIS <u>4</u> DAY OF <u>SEPTEMBER</u>, A.D. 20<u>25</u></p> <p align="center"><i>[Signature]</i> COUNTY SURVEYOR WASHINGTON COUNTY, UTAH</p>	<p align="center">APPROVAL AS TO FORM</p> <p>APPROVED AS TO FORM, THIS THE <u>4</u> DAY OF <u>SEPTEMBER</u>, A.D. 20<u>25</u></p> <p align="center"><i>[Signature]</i> CITY ATTORNEY CITY OF ST. GEORGE</p>	<p align="center">APPROVAL AND ACCEPTANCE BY THE CITY OF ST. GEORGE, UTAH</p> <p>WE, THE MAYOR AND CITY COUNCIL OF THE CITY OF ST. GEORGE, UT, HAVE REVIEWED THE ABOVE ANNEXATION PLAT AND BY AUTHORIZATION OF SAID CITY COUNCIL, RECORD IN THE MINUTES OF ITS MEETING OF THE <u>4</u> DAY OF <u>SEPTEMBER</u>, A.D. 20<u>25</u> HEREBY ACCEPT SAID ANNEXATION PLAT WITH ALL COMMITMENTS AND OBLIGATIONS PERTAINING THERETO.</p> <p align="center"><i>[Signature]</i> MAYOR CITY OF ST. GEORGE</p>	<p align="center">RECORDED NUMBER</p> <p align="center">WASHINGTON COUNTY RECORDER</p>
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St. George

NOTICE OF IMPENDING BOUNDARY ACTION

To the Lieutenant Governor of the State of Utah:

Pursuant to Utah Code §10-2-813 , the City of St. George as the Local Entity hereby gives notice to the Lieutenant Governor of its intent to annex into the City of St. George approximately 10.997 acres of unincorporated land located in Washington County. I hereby request a certificate for the aforementioned annexation.

I, Michele Randall, Mayor of the City of St. George, hereby certify that the City of St. George complied with all the requirements applicable to the annexation of this property.

Dated this 4th day of September, 2025.

CITY OF ST. GEORGE

Michele Randall
Mayor



ATTEST:

Christina Fernandez
City Recorder

Enclosures: Approved Final Local Entity Plat

ORDINANCE NO. 2025-070

AN ORDINANCE ANNEXING PROPERTY INTO THE CITY OF ST. GEORGE, AND ADJUSTING THE CORPORATE BOUNDARY LINES, TO INCLUDE 10.997 ACRES

WHEREAS, a Petition for Annexation of unincorporated land to the City of St. George has been filed with the City Recorder by the applicants who are owners of the private real property at issue. The applicants own a majority of the private real property at issue, and their interest exceeds one-third of the value of the real property within the area proposed for annexation, which property is fully described in Exhibit "A," attached hereto and incorporated herein by this reference; and

WHEREAS, the area proposed for annexation is contiguous to the City of St. George; and

WHEREAS, the Petition for Annexation was accompanied by an accurate plat or map, prepared by a licensed surveyor, of the area proposed for annexation; and

WHEREAS, the City Recorder determined that the area proposed for annexation meets the requirements of Utah Code, Section 10-2-806; and

WHEREAS, the City Recorder certified the Petition for Annexation, and notified in writing the City Council, the County Commission, and the contact sponsor of the certification; and

WHEREAS, the City Council did cause the requirements of Utah Code Section 10-2-801, et. seq., to be met; and

WHEREAS, the City Council, by vote, approved the proposed annexation adjusting the corporate limits of the City of St. George to include the 10.997 acres, accordingly;

NOW, THEREFORE, at a regular meeting of the City Council of the City of St. George, Utah, held on the 4th day of September, 2025, upon motion duly made, seconded, and carried by unanimous vote, it is ordained that the property hereinafter described on Exhibit "A" attached hereto, be, and hereby is, annexed into the City of St. George, and the City limits of said City are hereby adjusted accordingly.

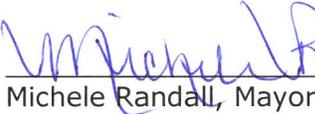
BE IT ORDAINED that the annexed property described in Exhibit "A" is zoned -A-20 (Agriculture) and is subject to the regulations of that zone as contained in the zoning ordinances of the City of St. George; and

BE IT ORDAINED that the annexed property described in Exhibit "A" shall hereafter be within the corporate limits of the City of St. George, and shall be subject to all ordinances, jurisdictions, rules, and obligations pertinent to the said land, and the streets, blocks, lots, alleys and ways of said land shall be controlled and governed by the ordinances, rules, and regulations of the City of St. George; and

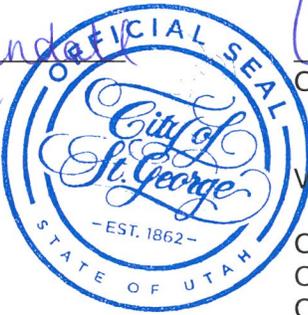
BE IT ORDAINED, that the City Recorder of the City of St. George shall comply with all laws regarding annexation of the land described in Exhibit "A," and give notice of the annexation to the Lieutenant Governor of the State of Utah in accordance with Utah Code, Section 10-2-813; and

BE IT ORDAINED, that upon certification of the annexation by the Lieutenant Governor, the City Recorder of the City of St. George shall submit to Washington County the original certificate of annexation, the approved final plat, and a certified copy of the ordinance approving the annexation, and send all other notices required by law. Thereafter, the annexation of said property into the City of St. George shall be deemed complete, and the property so annexed shall be held as part of the City of St. George. Thereafter, the inhabitants of said property shall enjoy the privileges of the annexation, and be subject to the ordinances, resolutions, and regulations of the City of St. George.

APPROVED AND ADOPTED this 4th day of September, 2025.


Michele Randall, Mayor


Christina Fernandez, City Recorder



APPROVED AS TO FORM:
City Attorney's Office

VOTING OF CITY COUNCIL:


Kristopher Pearson, Assistant City Attorney

Councilmember Hughes aye
Councilmember Larkin absent
Councilmember Larsen aye
Councilmember Tanner aye
Councilmember Kemp aye

EXHIBIT A

DESERT CANYONS ANNEXATION 2 BOUNDARY

BEGINNING AT A POINT ON THE SECTION LINE AND THE UTAH/ARIZONA STATE BORDER, (SAID BORDER BEING MARKED BY 1973 BUREAU OF LAND MANAGEMENT BRASS CAP MARKING MILE 32 ON THE STATE BORDER AND A 1973 BUREAU OF LAND MANAGEMENT BRASS CAP MARKING MILE 31 ON THE STATE BORDER), SAID POINT BEING SOUTH 88°43'45" EAST ALONG SAID SECTION LINE AND STATE BORDER, A DISTANCE OF 406.825 FEET, FROM THE SOUTH QUARTER CORNER OF SECTION 36, TOWNSHIP 43 SOUTH, RANGE 15 WEST SALT LAKE BASE AND MERIDIAN, SAID POINT ALSO BEING THE SOUTHEASTERLY BOUNDARY CORNER OF THE DESERT CANYONS ADDITION ANNEXATION, AS RECORDED AND ON FILE WITH THE WASHINGTON COUNTY RECORDER'S OFFICE, AND RUNNING THENCE NORTH 01°12'33" EAST ALONG SAID ANNEXATION BOUNDARY, A DISTANCE OF 2089.240 FEET; THENCE SOUTH 56°00'27" EAST 283.089 FEET; THENCE SOUTH 01°12'33" WEST 1936.214 FEET TO SAID SECTION LINE AND STATE BORDER; THENCE NORTH 88°43'45" WEST ALONG SAID SECTION LINE, A DISTANCE OF 238.000 FEET TO THE POINT OF BEGINNING.

CONTAINS 479,029 SQ. FT., (10.997 ACRES)

CERTIFICATION OF CITY OF ST. GEORGE
ORDINANCE NO. 2025-070

Pursuant to Utah Code §10-3-713, I hereby certify that on the 4th day of September, 2025, the St. George City Council passed Ordinance No. 2025-070 and that a short summary of said ordinance was published on the Utah Public Notice Website, the City's website, and at the St. George City Offices located at 175 East 200 North, on September 5, 2025.


Christina Fernandez
St. George City Recorder

