

# 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 JDH OLSON ANNEXATION located in LEHI CITY dated DECEMBER 11, 2025, complying with §67-1a-6.5, 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 JDH OLSON ANNEXATION located in UTAH COUNTY, State of Utah.

IN TESTIMONY WHEREOF, I have hereunto set my hand, and affixed the Great Seal of the State of Utah this 29<sup>th</sup> day of December, 2025 at Salt Lake City, Utah.



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

DEIDRE M. HENDERSON  
Lieutenant Governor



153 North 100 East  
Lehi, UT 84043  
(801) 768-7100

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Deidre Henderson, Lieutenant Governor  
State of Utah  
P.O. Box 142325  
Salt Lake City, Utah 84114-2325

**RE: Notice of Impending Boundary Action for the JDH Olson Annexation into Lehi City**

To Whom It May Concern,

As the City Recorder of Lehi City, I hereby submit Lehi City's Ordinance #63-2025, approving the JDH Olson Annexation to include the property described in the ordinance and shown on the enclosed plat,

I hereby certify that all legal requirements applicable to this boundary action have been met. Upon review and approval, please send the Certificate of Annexation to:

Email: [twilson@lehi-ut.gov](mailto:twilson@lehi-ut.gov)

Lehi City Recorder  
153 N 100 E  
Lehi, UT 84043.

If you have any questions, I can be reached at 385-201-2269.

Sincerely,

Teisha Wilson  
Lehi City Recorder

**NOTICE OF IMPENDING BOUNDARY ACTION AND REQUEST FOR  
CERTIFICATION BY LEHI CITY, UTAH**

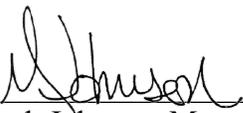
Pursuant to the provisions of Utah Code Ann. § 10-2-418, §10-2-425, and § 67-1a-6.5, Lehi City, Utah County, Utah, a body of corporate and politic of the State of Utah, hereby gives notice to the Utah Lieutenant Governor, that on October 14, 2025, the City Council adopted an Ordinance approving the Annexation of the JDH property into the boundaries of Lehi City.

Accompanying this notice is a copy of the ordinance (Ordinance 63-2025) approving the Annexation of certain property into the City of Lehi, Utah, together with a copy of an approved final local entity plat showing the Annexation, prepared and certified by a licensed surveyor and approved by the Utah County Surveyor consistent with § 17-23-20.

I hereby certify that Lehi City, Utah County, Utah has completed all of the legal requirements necessary for Annexation herein described.

Dated December 12, 2025

LEHI CITY, UTAH



\_\_\_\_\_  
Mark Johnson, Mayor

ATTEST:



\_\_\_\_\_  
Teisha Wilson, Lehi City Recorder





153 North 100 East  
Lehi, UT 84043  
(801) 768-7100

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December 11, 2025

**NOTICE OF IMPENDING BOUNDARY ACTION**

Deidre Henderson, Lieutenant Governor  
State of Utah  
P.O. Box 142325  
Salt Lake City, Utah 84114-2325

**RE: JDH Olson Annexation into Lehi City**

To Whom It May Concern,

At the October 14, 2025, Lehi City Council Meeting, the City Council unanimously approved Ordinance #63-2025 approving the JDH Olson Annexation into Lehi City.

Enclosed you will find the above referenced ordinance along with the plat map of the property to be annexed into Lehi City. This annexation meets all the requirements of UCC 10-2-425.

Please send the Certificate of Annexation to:  
above-referenced  
Teisha Wilson, City Recorder  
Lehi City  
153 N. 100 E.  
Lehi, UT 84043

I can be reached at [twilson@lehi-ut.gov](mailto:twilson@lehi-ut.gov) or by calling (385) 201-2269.

Sincerely,

Teisha Wilson  
City Recorder, CMC



ORDINANCE NO: 63-2025

**AN ORDINANCE APPROVING THE JDH OLSON ANNEXATION**

WHEREAS, the Lehi City Council has adopted a resolution of intent to annex real property known as the JDH Olson Annexation, located at 7730 North 8730 West (Approximately 1500 S 1100 W) and further identified by Exhibit “A” pursuant to the provisions of Section 10-2-418 of the Utah Code: and

WHEREAS, the Lehi City Council conducted a public hearing on the 14<sup>th</sup> day of October 2025, after having published notice as also required by Section 10-2-418 of the Utah Code; and

WHEREAS, the Lehi City Council noted that there were no protests filed to defeat the annexation as required by Section 10-2-418 of the Utah Code.

NOW, THEREFORE, IT IS ORDAINED by the City Council of Lehi City, Utah, as follows:

Section 1. The Lehi City Council finds that the proposed JDH Olson Annexation as more fully described on the transparent reproducible Annexation Plat and the attached Exhibit “A”, in the judgment of Lehi City, meets the standards set forth in Section 10-2-418 of the Utah Code.

Section 2. The area as specifically described in the Annexation Plat is hereby annexed to Lehi City.

Section 3. Pursuant to Utah Code Ann. §10-9-406, the City Council hereby assigns the R-1-22 zoning designation to the territory depicted on the Annexation Plat which is being annexed to Lehi City by this ordinance, and further directs that the Official Zoning District Map of Lehi City be amended to show the area as part of Lehi City with the new zoning district designation.

Section 4. The Mayor is hereby authorized to sign this ordinance. Once all conditions precedent to the Annexation have been complied with, the City Recorder is directed to file the transparent reproducible Annexation Plat, together with a certified copy of this ordinance in the office of the Utah County Recorder

Section 5. This ordinance shall become effective on the date that it is filed in the office of the Utah County Recorder.

Approved and adopted by the Lehi City Council this 14<sup>th</sup> day of October 2025.

ATTEST

  
\_\_\_\_\_  
MARK JOHNSON, Mayor

  
\_\_\_\_\_  
Teisha Wilson, City Recorder



## EXHIBIT "A"

### JDH Olson Annexation Legal Description

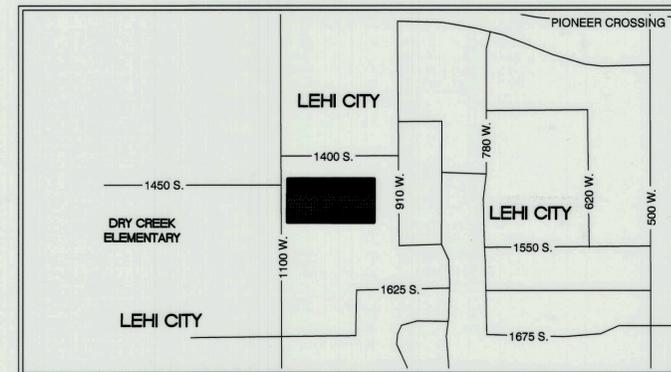
#### BOUNDARY DESCRIPTION

All of that entire tract of land described in that Warranty Deed recorded April 15, 2025 as Entry No. 27012:2025 in the Office of the Utah County Recorder. Said entire tract is located in the Northwest Quarter of Section 20, Township 5 South, Range 1 East, Salt Lake Base and Meridian and is described as follows:

**Beginning** on a current Lehi City boundary described in that North Lake Substation Annexation recorded November 7, 2005 as Entry No. 133757:2002, having Map No. 9777 in the Office of the Utah County recorder, which is 307.09 feet North and 378.13 feet East from the West Quarter of said Section 20; thence along said current Lehi City boundary the following two (2) courses: 1) N. 89°53'57" E. (R=N. 89°27'00" E.) 665.70 feet; 2) S. 00°23'14" W. (R=S. 0°23'14" W.) 334.38 feet to a current Lehi City boundary described in that Olson / LDS Church Annexation recorded April 17, 2012 as Entry No. 31283:2012 in the Office of said recorder; thence along said current Lehi City boundary the following two (2) courses: 1) N. 89°48'39" W. 666.03 feet (R=N. 89°48'39" W. 665.43') ; 2) N. 00°26'51" E. (R=N. 00°05'27" E. 331.01 feet to and along a current Lehi City boundary described in that Lehi South Elementary Addition to Lehi City recorded July 25, 2013 as Entry No. 71064:2013, having Map#13959 in the Office of said Recorder to the **Point of Beginning**.

The above-described parcel of land contains 5.08 acres, more or less.

# FINAL LOCAL ENTITY PLAT JDH OLSON ANNEXATION TO LEHI CITY



### NARRATIVE

This plat and the description herein have been prepared for the purpose of annexing the JDH Olson LLC Parcel No.: 13:033:0092 into the corporate limits of Lehi City as depicted herein. The information shown herein was compiled from documents of record found in the Office of the Utah County Recorder and does not purport to be based upon an actual survey of the area to be annexed.

### BOUNDARY DESCRIPTION

All of an entire tract of land described in that Warranty Deed recorded April 15, 2025 as Entry No. 27012:2025 in the Office of the Utah County Recorder. Said entire tract is located in the West Half of Section 20, Township 5 South, Range 1 East, Salt Lake Base and Meridian and is described as follows:

**Beginning** on a current Lehi City boundary described in that North Lake Substation Annexation recorded November 7, 2005 as Entry No. 133757:2002, having Map No. 9777 in the Office of the Utah County recorder, which is 307.09 feet North and 378.13 feet East from the West Quarter of said Section 20; thence along said current Lehi City boundary the following two (2) courses: 1) N. 89°53'57" E., (R=N. 89°27'00" E.) 665.70 feet; 2) S. 00°23'14" W. (R=S. 0°23'14" W.) 334.38 feet to a current Lehi City boundary described in that Olson / LDS Church Annexation recorded April 17, 2012 as Entry No. 31283:2012 in the Office of said recorder; thence along said current Lehi City boundary the following two (2) courses: 1) N. 89°48'39" W. 666.03 feet (R=N. 89°48'39" W. 665.43); 2) N. 00°26'51" E. (R=N. 00°05'27" E.) 331.01 feet to and along a current Lehi City boundary described in that Lehi South Elementary Addition to Lehi City recorded July 25, 2013 as Entry No. 71064:2013, having Map#13959 in the Office of said Recorder to the **Point of Beginning**.

The above-described parcel of land contains 5.08 acres, more or less.

### SURVEYOR'S CERTIFICATE

I, Brian F. Mitchell, a Professional Land Surveyor in the State of Utah, holding License No. 5707871 in accordance with Title 58, Chapter 22, of the Professional Engineers and Land Surveyors Act; do hereby certify that a Final Local Entity Plat, in accordance with Section 17-23-20 of Utah State Code, was made by me, or under my direction, and shown hereon is a true and correct representation of said Final Local Entity Plat.

Signed this 19th day of NOVEMBER, 2025.



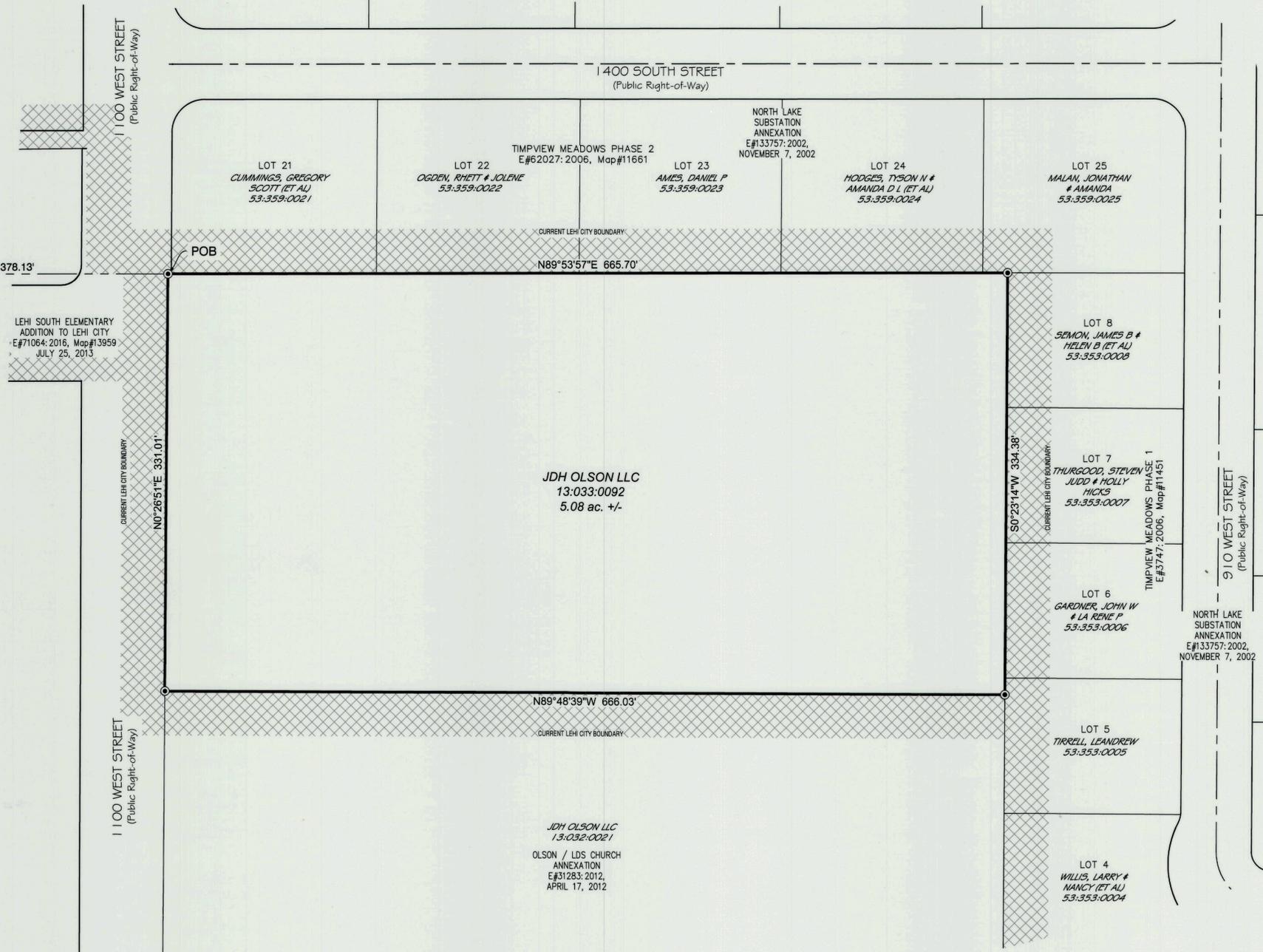
### ACCEPTANCE BY LEGISLATIVE BODY

We, the duly elected Council of the Lehi City, Utah, have received a request to initiate procedures for the annexation of the tract of land shown hereon, which tract constitutes a portion of an existing island or peninsula within or contiguous to the City, and do hereby certify: (1) the council has adopted a resolution setting forth its intent to annex the tract, provided notice and conducted hearings on the matter, and adopted an ordinance providing for the annexation of the tract to the City, all in accordance with the provisions of Section 10-2-418 Utah Code Annotated, as amended, and (2) that the Council does hereby approve and accept the annexation of the tract of land shown hereon as a part of Lehi City, to be known hereafter as the **JDH OLSON ANNEXATION**.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, A.D. 2025.

\_\_\_\_\_  
Mayor

Attest: \_\_\_\_\_  
(Clerk-Recorder)



EAST 378.13'

LEHI SOUTH ELEMENTARY  
ADDITION TO LEHI CITY  
E#71064:2013, Map#13959  
JULY 25, 2013

1100 WEST STREET  
(Public Right-of-Way)

CURRENT LEHI CITY BOUNDARY  
N0°26'51"E 331.01'

1100 WEST STREET  
(Public Right-of-Way)

JDH OLSON LLC  
13:033:0092  
5.08 ac +/-

N89°48'39"W 666.03'

JDH OLSON LLC  
13:032:0021

OLSON / LDS CHURCH  
ANNEXATION  
E#31283:2012,  
APRIL 17, 2012

S0°23'14"W 334.38'

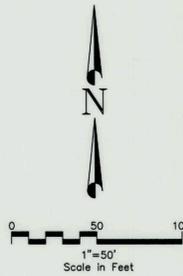
NORTH LAKE  
SUBSTATION  
ANNEXATION  
E#133757:2002,  
NOVEMBER 7, 2002

910 WEST STREET  
(Public Right-of-Way)

NORTH 307.09'

19 20  
19 20

West Quarter Corner of Section 20,  
T.5S., R.1E., SLB&M



### ACCEPTANCE BY UTAH COUNTY SURVEYOR

This plat has been reviewed by the County Surveyor and is hereby certified as a Final Local Entity plat, pursuant to Utah County Ann. 17-23-20 as amended.

Dated this 19 day of NOVEMBER A.D. 2025.

*Stacy Cots*  
Utah County Surveyor

### Legend of Symbols & Abbreviations

- Annexation Boundary
- Current Lehi City Boundary
- Adjacent Parcel
- Angle Point in Annexation Boundary (Not Marked)
- Section Corner Monument (Not Located)

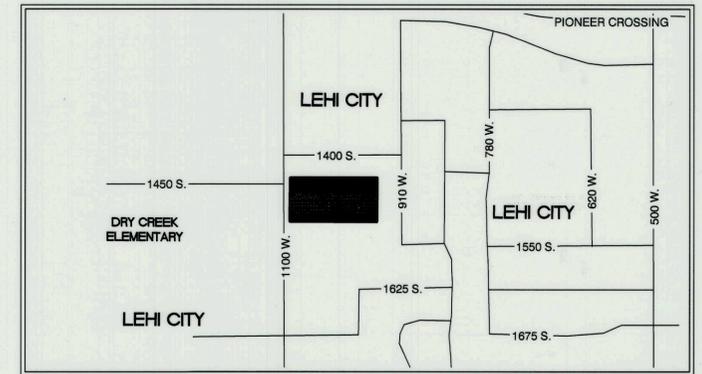
SHEET  
1  
1

### FINAL LOCAL ENTITY PLAT JDH OLSON ANNEXATION TO LEHI CITY LOCATED IN THE WEST HALF OF SECTION 20, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN UTAH COUNTY, UTAH

PREPARED BY:  
**CIR CIVIL ENGINEERING + SURVEYING**  
10718 South Beckstead Lane, Suite 102, South Jordan, Utah 84095  
Phone: 435-503-7641

UTAH COUNTY RECORDER

# FINAL LOCAL ENTITY PLAT JDH OLSON ANNEXATION TO LEHI CITY



### NARRATIVE

This plat and the description hereon have been prepared for the purpose of annexing the JDH Olson LLC Parcel No.: 13:033:0092 into the corporate limits of Lehi City as depicted hereon. The information shown hereon was compiled from documents of record found in the Office of the Utah County Recorder and does not purport to be based upon an actual survey of the area to be annexed.

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Signed this 19th day of Nov, 2025.



### ACCEPTANCE BY LEGISLATIVE BODY

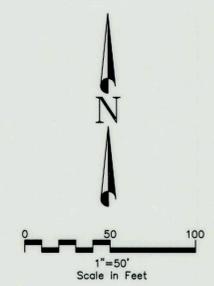
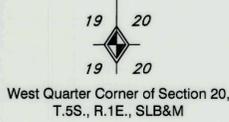
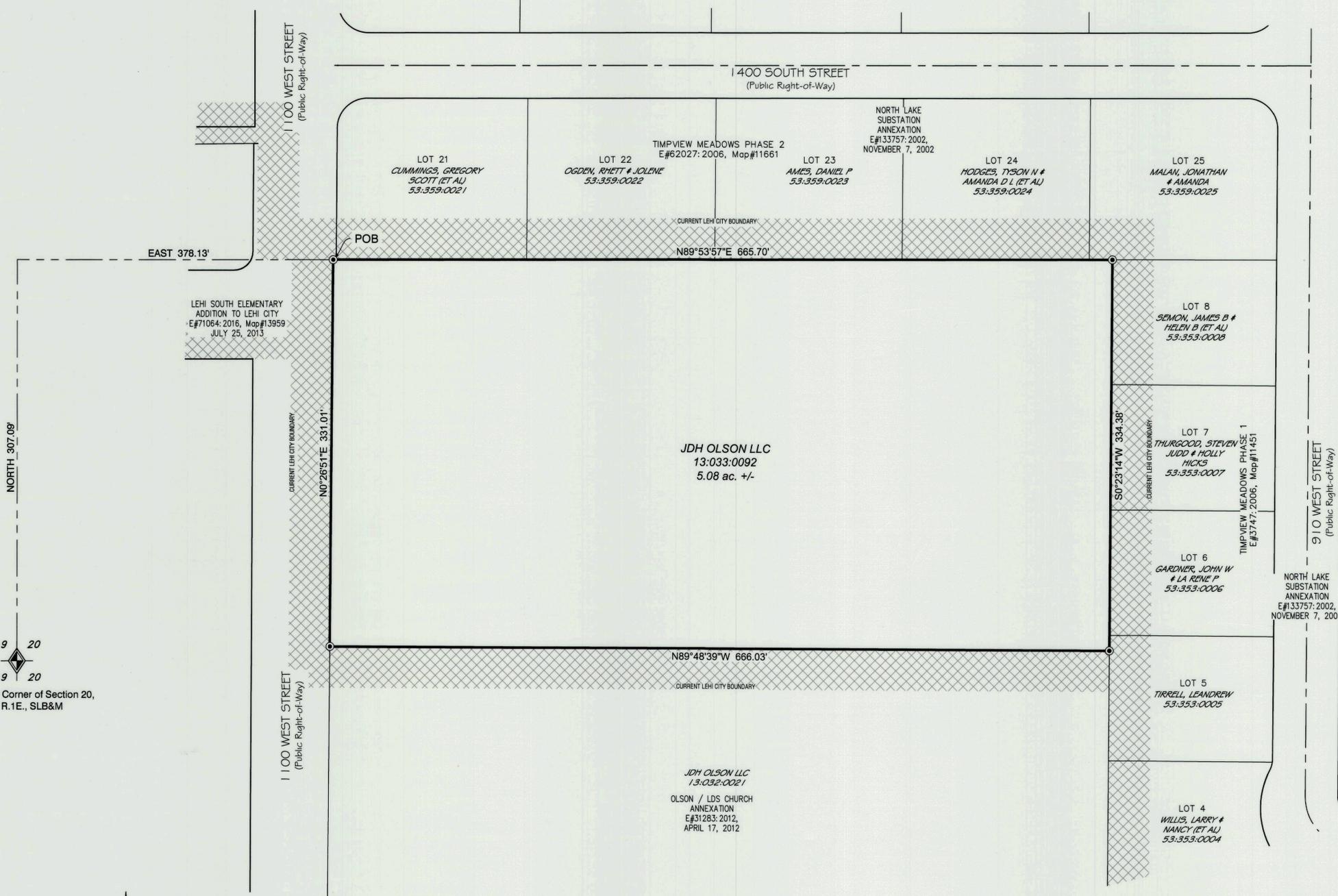
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Dated this 11th day of DEC. A.D. 2025.

*[Signature]*  
Mayor



Attest: *[Signature]*  
(Clerk-Recorder)



### ACCEPTANCE BY UTAH COUNTY SURVEYOR

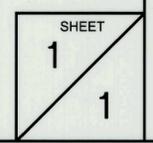
This plat has been reviewed by the County Surveyor and is hereby certified as a Final Local Entity plat, pursuant to Utah County Ann. 17-23-20 as amended.

Dated this 19 day of NOVEMBER A.D. 2025.

*[Signature]*  
Utah County Surveyor

### Legend of Symbols & Abbreviations

- Annexation Boundary
- Current Lehi City Boundary
- Adjacent Parcel
- Angle Point in Annexation Boundary (Not Marked)
- Section Corner Monument (Not Located)



**FINAL LOCAL ENTITY PLAT  
JDH OLSON ANNEXATION  
TO LEHI CITY**  
LOCATED IN THE WEST HALF OF SECTION 20,  
TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASE & MERIDIAN  
UTAH COUNTY, UTAH

PREPARED BY:  
**CIR CIVIL ENGINEERING + SURVEYING**  
10718 South Beckstead Lane, Suite 102, South Jordan, Utah 84095  
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UTAH COUNTY RECORDER