

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 SITLA SARATOGA SPRINGS ANNEXATION located in SARATOGA SPRINGS, dated DECEMBER 18, 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 SITLA SARATOGA SPRINGS 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 4th day of MARCH, 2026 at Salt Lake City, Utah.



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

DEIDRE M. HENDERSON
Lieutenant Governor

ORDINANCE NO. 25-77 (12-18-25)

AN ORDINANCE PURSUANT TO SECTION 10-2-812 OF THE UTAH CODE APPROVING THE ANNEXATION OF 1,209.952 ACRES OF LAND; ANNEXING SUCH LAND INTO THE CITY; AND RELATED MATTERS. (SITLA Saratoga Springs Annexation)

WHEREAS, Utah Code §§ 10-2-801 to 817 (the “Act”) constitute the statutory framework for annexation of unincorporated areas of a county into an adjoining Utah municipality; and

WHEREAS, Utah Code § 10-2-812(2)(b)(ii) provides that a municipality may annex an unincorporated area without an annexation petition if the area to be annexed consists an unincorporated island within, or unincorporated peninsula contiguous to, the municipality and the municipality has provided one or more municipal-type services for more than one year; and

WHEREAS, the area proposed to be annexed described in Exhibit A (“Property”) consists of approximately 1,209.952 +/- acres owned by the State of Utah’s Trust Lands Administration, and constitutes all or part of an unincorporated island or peninsula of Utah County, a county of the second class, contiguous to and/or surrounded by land of the City of Saratoga Springs, Utah (“City”) and the City has provided one or more municipal services for more than one year; and

WHEREAS, the Property is situated within a portion of unincorporated Utah County included in the Annexation Policy Plan Map adopted by the City Council of the City of Saratoga Springs on June 7, 2022 as part of Ordinance No. 22-23 (6-7-22) as amended; and

WHEREAS, on October 15, 2025, Larry H. Miller Real Estate filed a “Annexation Application” (“Application”), on file with the City Recorder, seeking to annex the Property into the City pursuant to Utah Code § 10-2-812; and

WHEREAS, on October 21, 2025, the City Council passed resolution R25-56 (10-21-25) indicating its intent to annex the Property; and

WHEREAS, pursuant to Utah Code § 10-2-812, at least three weeks before the public hearing, the City caused notice of the proposed annexation to be published as a Class B notice under Section 63G-30-102; and

WHEREAS, on October 28, 2025, the City Recorder sent written notice of the proposed annexation to the Utah County Commission and the board of each local district and special service district whose boundaries contain some or all of the area proposed for annexation; and

WHEREAS, on December 2, 2025, not less than thirty (30) days after the City Council adopted the resolution indicating its intent to annex the Property, the City Council held a public hearing relating to the proposed annexation, at which public hearing all individuals desiring to express their views relating to the proposed annexation were given the opportunity to be heard on the matter; and

WHEREAS, no protests to the annexation have been filed pursuant to Utah Code § 10-2-812; and

WHEREAS, the City Council has given careful consideration to the views expressed by the public during the public hearing; and

WHEREAS, the City Council has carefully reviewed and considered the Petition and all materials submitted by the petitioner in connection therewith and in support thereof, including materials required to be submitted pursuant to the City's Annexation Policy Plan Statement and Annexation Petition Requirements and Procedures; and

WHEREAS, in light of the foregoing, and after due deliberation, the City Council desires to approve the Petition and proceed with the proposed annexation and other related matters.

NOW THEREFORE, it is hereby ordained by the City Council of the City of Saratoga Springs, Utah, as follows:

SECTION 1. Findings. The City Council does hereby find and determine that the approval of the annexation of the Property furthers the health, safety, and general welfare of the City and its residents.

SECTION 2. Approval of Annexation; and Effective Date. The City Council approves the Application, approves the annexation of the Property as described in the Application, and does hereby annex the Property into the City. The effective date of such annexation shall be the date of issuance by the Utah Lieutenant Governor of the Certificate of Annexation, under Utah Code § 10-2-813.

SECTION 3. Land Use and Zoning. The land use and zoning of the Property shall be subject to the Planned Community zoning.

SECTION 4. Authorized Actions. The Mayor, the City Recorder, the City Manager, and all other officers and employees of the City are hereby authorized and directed to take, in a timely manner, any and all actions required or advisable to be taken to give effect to the annexation hereby approved; including, without limitation, the giving of all notices and the filing of all items required pursuant to Sections 10-2-801 et seq. of the Utah Code.

SECTION 5. Publication of Ordinance. A copy of this Ordinance shall be delivered to the City Recorder immediately upon execution by the Mayor, and the City Recorder is hereby authorized and directed to cause a summary thereof to be published in accordance with state law. This Ordinance shall become effective immediately upon such publication.

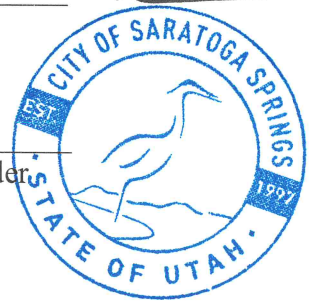
SECTION 6. Amendment of Conflicting Ordinances. If any ordinances, resolutions, policies, or zoning maps of the City of Saratoga Springs heretofore adopted are inconsistent herewith they are hereby amended to comply with the provisions hereof. If they cannot be amended to comply with the provisions hereof, they are hereby repealed.

SECTION 7. Severability. If any section, subsection, sentence, clause, phrase, or portion of this ordinance is, for any reason, held invalid or unconstitutional by any court of competent jurisdiction, such provision shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions of this ordinance.

ADOPTED AND PASSED by the City Council of the City of Saratoga Springs, Utah, this 18th day of December, 2025.

Signed: 
 Jim Miller, Mayor

Attest: 
 Nicolette Fike, City Recorder



CITY COUNCIL VOTE AS RECORDED

Councilmembers:	Yes	No	Abstain	Excused
Audrey Barton	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Chris Carn	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Michael McOmber	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Lance Wadman	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Stephen Willden	<u> X </u>	<u> </u>	<u> </u>	<u> </u>
Mayor Jim Miller (tie only)	<u> </u>	<u> </u>	<u> </u>	<u> </u>

EXHIBIT A

Annexation Plat and Legal Description

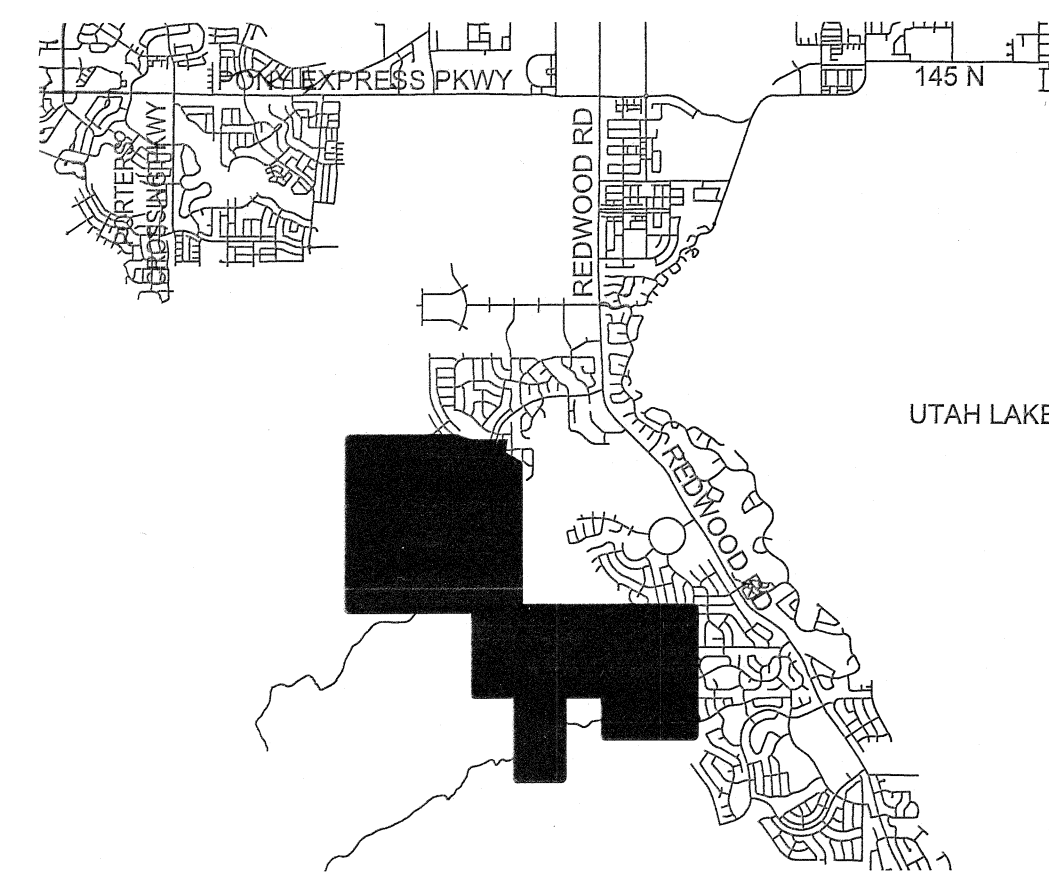
A parcel of land situated being a portion of Sections 3, 10 & 11, Township 6 South, Range 1 West, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point on the Southerly boundary Line of the City of Saratoga Springs, said point also being the Northwest Corner of Section 3, Township 6 South, Range 1 West, Salt Lake Base and Meridian, said point marked by a found 3" brass cap (Basis of bearings is North 89°58'00" East between said North Quarter Corner and the Northeast Corner of said Section 11, Township 6 South, Range 1 West, Salt Lake Base and Meridian) and running thence along said City of Saratoga Springs Boundary Line the following (15) courses: 1) along said Section 3 South 89°56'55" East 2533.120 feet to a found 3" brass cap marking the North Quarter Corner of said Section 3; 2) along said Section 3 East 2444.347 feet to the West Line of a tract of land, as disclosed by that certain State of Utah Patent No. 19839 recorded December 21, 2005 as Entry No. 147746:2005 in the office of the Utah County Recorder; 3) along said State of Utah Patent No. 19839 South 10°25'57" West 296.932 feet; 4) along said State of Utah Patent No. 19839 South 01°12'24" West 245.110 feet to a point on a 2128.000 foot radius non tangent curve to the right, (radius bears South 24°02'18" West, Chord: South 60°24'14" East 412.202 feet); 5) along said State of Utah Patent No. 19839 and the arc of said curve 412.850 feet through a central angle of 11°06'57" to the East Line of the Northeast Quarter of said Section 3; 6) along said Section 3 South 00°04'22" East 1890.695 feet to a found 3" brass cap marking the East Quarter Corner of said Section 3; 7) along said Section 3 South 00°03'43" West 2631.005 feet to a found 3" brass cap marking the Southeast Corner of said Section 3; 8) along the North Line of said Section 11 South 89°55'27" East 2742.705 feet to a found 2.5" brass cap marking the North Quarter Corner of said Section 11; 9) along said Section 11 North 89°58'00" East 2746.993 feet to a found 2.5" brass cap marking the Northeast Corner of said Section 11; 10) along said Section 11 South 00°00'59" West 2628.060 feet to the East Quarter Corner of said Section 11; 11) along said Section 11 South 00°01'53" West 1317.338 feet to an East-West 40 Acre Line; 12) along said 40 Acre Line South 89°59'37" West 2746.550 feet to the North-South Quarter Section Line of said Section 11; 13) along said Quarter Section Line North 00°00'54" East 1316.347 feet to the Center of said Section 11; 14) along the East-West Quarter Section Line South 89°58'22" West 1369.540 feet to a North-South 40 Acre Line; 15) along said 40 Acre Line South 00°04'39" West 2633.477 feet to the South Line of the Southwest Quarter of said Section 11; thence along said Section 11 South 89°56'25" West 1372.420 feet to a found 2.5" brass cap marking the Southwest Corner of said Section 11; thence along said Section 11 North 00°09'08" East 2634.265 feet to a found 2.5" brass cap marking the West Quarter Corner of said Section 11; thence along the East-West Quarter Section Line of Section 10, Township 6 South, Range 1 West, Salt Lake Base & Meridian South 89°56'44" West 1324.142 feet to a North-South 40 Acre Line; thence along said 40 Acre Line North 00°00'12" West 2636.000 feet to the North Line of the Northeast Quarter of said Section 10; thence along said Section 10 North 89°54'39" West 1320.810 feet to a found 3" brass cap marking the North Quarter Corner of said Section 10; thence along said Section 10 North 89°58'27" West 2643.414 feet to a found 3" brass cap marking the Southwest Corner of said Section 3; thence along said Section 3 North 00°04'38" East 2630.187 feet to a found 3" brass cap marking the West Quarter Corner of said Section 3; thence along said Section 3 North 00°06'30" East 2629.144 feet to said found 3" brass cap marking the Northwest Corner of said Section 3 and the point of beginning.

Property contains 1209.952 acres.

SITLA SARATOGA SPRINGS ANNEXATION PLAT

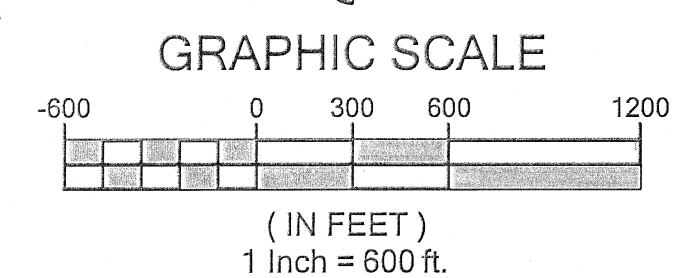
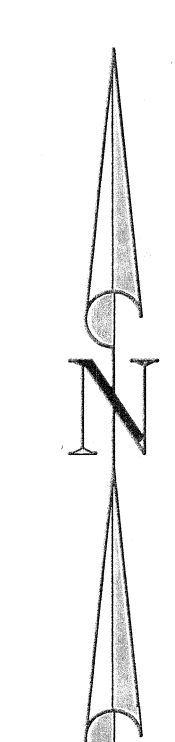
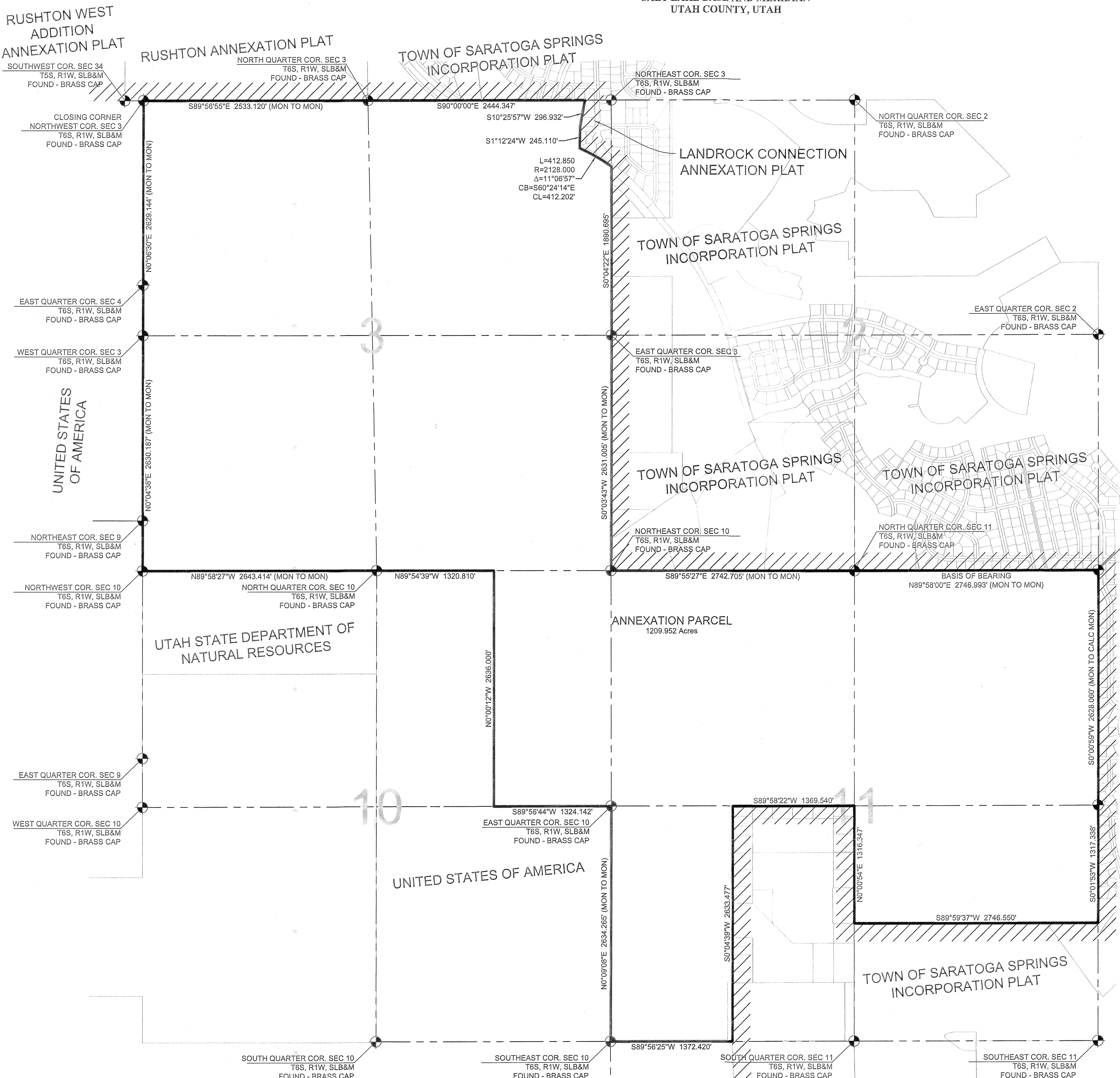
BEING A PORTION OF SECTIONS 3, 10 & 11, TOWNSHIP 6 SOUTH, RANGE 1 WEST
SALT LAKE BASE AND MERIDIAN
UTAH COUNTY, UTAH



VICINITY MAP

LEGEND

- ANNEXATION LINE
- SECTION LINE
- ADJACENT PROPERTY LINE
- PROPERTY LINE
- EXISTING SARATOGA SPRINGS CITY BOUNDARY LINE



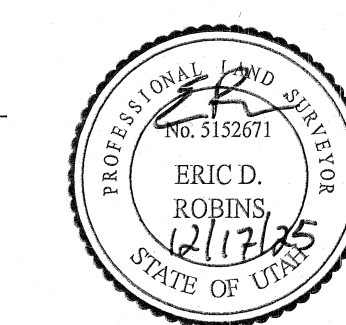
PERIGEE CONSULTING
CIVIL • STRUCTURAL • SURVEY

9089 SOUTH 1300 WEST, SUITE 160 WEST JORDAN, UT 84088
801.628.6004 TEL 801.590.6611 FAX WVE.PERIGEECIVIL.COM

SURVEYOR'S CERTIFICATE

I, Eric D. Robins, a Professional Land Surveyor licensed under Title 58, Chapter 22, Professional Engineers and Land Surveyors Act, holding license No. 5152671 do hereby certify that a Final Local Entity Plat, in accordance with Section 17-23-20 of the 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. I further certify that by authority of the Owners, I have prepared this plat for the purpose of depicting those properties within Utah County to be annexed into the City of Saratoga Springs.

E. D. Robins
Eric D. Robins
Professional Land Surveyor
Utah Certificate No. 5152671



Date 12/17/25

BOUNDARY DESCRIPTION

A parcel of land situated being a portion of Sections 3, 10 & 11, Township 6 South, Range 1 West, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point on the Southerly boundary Line of the City of Saratoga Springs, said point also being the Northwest Corner of Section 3, Township 6 South, Range 1 West, Salt Lake Base and Meridian, said point marked by a found 3" brass cap (Basis of bearings is North 89°58'00" East between said North Quarter Corner and the Northeast Corner of said Section 11, Township 6 South, Range 1 West, Salt Lake Base and Meridian) and running thence along said City of Saratoga Springs Boundary Line the following (15) courses: 1) along said Section 3 South 89°58'55" East 2533.120 feet to a found 3" brass cap marking the North Quarter Corner of said Section 3; 2) along said Section 3 East 2444.347 feet to the West Line of a tract of land, as disclosed by that certain State of Utah Patent No. 19839 recorded December 21, 2005 as Entry No. 147746.2005 in the office of the Utah County Recorder; 3) along said State of Utah Patent No. 19839 South 10°25'57" West 296.932 feet; 4) along said State of Utah Patent No. 19839 South 01°12'24" West 245.110 feet to a point on a 2128.000 foot radius non tangent curve to the right, (radius bears South 24°02'18" West, Chord: South 60°24'14" East 412.202 feet); 5) along said State of Utah Patent No. 19839 and the arc of said curve 412.850 feet through a central angle of 11°06'57" to the East Line of the Northeast Quarter of said Section 3; 6) along said Section 3 South 00°04'22" East 1890.695 feet to a found 3" brass cap marking the East Quarter Corner of said Section 3; 7) along said Section 3 South 00°03'43" West 2631.005 feet to a found 3" brass cap marking the Southeast Corner of said Section 3; 8) along the North Line of said Section 11 South 89°55'27" East 2742.705 feet to a found 2.5" brass cap marking the North Quarter Corner of said Section 11; 9) along said Section 11 North 89°58'00" East 2746.993 feet to a found 2.5" brass cap marking the Northeast Corner of said Section 11; 10) along said Section 11 South 00°00'59" West 2628.060 feet to the East Quarter Corner of said Section 11; 11) along said Section 11 South 00°01'53" West 1317.338 feet to an East-West 40 Acre Line; 12) along said 40 Acre Line South 89°59'37" West 2746.550 feet to the North-South Quarter Section Line of said Section 11; 13) along said Quarter Section Line North 00°00'54" East 1316.347 feet to the Center of said Section 11; 14) along the East-West Quarter Section Line South 89°58'22" West 1389.540 feet to a North-South 40 Acre Line; 15) along said 40 Acre Line South 00°04'39" West 2633.477 feet to the South Line of the Southwest Quarter of said Section 11; thence along said Section 11 South 89°56'25" West 1372.420 feet to a found 2.5" brass cap marking the Southwest Corner of said Section 11; thence along said Section 11 North 00°09'08" East 2634.265 feet to a found 2.5" brass cap marking the West Quarter Corner of said Section 11; thence along the East-West Quarter Section Line of Section 10, Township 6 South, Range 1 West, Salt Lake Base & Meridian South 89°58'44" West 1324.142 feet to a North-South 40 Acre Line; thence along said 40 Acre Line North 00°00'12" West 2636.000 feet to the North Line of the Northeast Quarter of said Section 10; thence along said Section 10 North 89°54'39" West 1320.810 feet to a found 3" brass cap marking the North Quarter Corner of said Section 10; thence along said Section 10 North 89°58'27" West 2643.414 feet to a found 3" brass cap marking the Southwest Corner of said Section 3; thence along said Section 3 North 00°04'38" East 2630.187 feet to a found 3" brass cap marking the West Quarter Corner of said Section 3; thence along said Section 3 North 00°06'30" East 2629.144 feet to said found 3" brass cap marking the Northwest Corner of said Section 3 and the point of beginning.

Property contains 1209.952 acres.

APPROVAL BY LEGISLATIVE BODY

We, the duly elected Council of the City of Saratoga Springs, Utah, have received a request to initiate procedures for the annexation of the tract of land shown hereon, which 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 into 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 the City of Saratoga Springs to be known hereafter as the: SITLA SARATOGA SPRINGS ANNEXATION.

This 19th day of December, A.D. 2025

[Signature] City Mayor Attest *[Signature]* City Recorder
(See Seal Below)

ACCEPTANCE BY COUNTY SURVEYOR

This Plat has been reviewed by the County Surveyor and is hereby certified as a Final Local Entity Plat, pursuant to Utah Code Annotated 17-23-20 Amended.

This 13 day of JANUARY, A.D. 2026

[Signature]
County Surveyor (See Seal Below)

ANNEXATION PLAT SITLA SARATOGA SPRINGS ANNEXATION

BEING A PORTION OF SECTIONS 3, 10 & 11, TOWNSHIP 6 SOUTH, RANGE 1 WEST
SALT LAKE BASE AND MERIDIAN
UTAH COUNTY, UTAH

SURVEYOR'S SEAL 	COUNTY SURVEYORS SEAL 	CLERK-RECORDER SEAL
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NOTICE OF IMPENDING BOUNDARY ACTION

December 18, 2025

The Honorable Deidre M. Henderson
Lieutenant Governor of the State of Utah
Lt. Governor's Office
PO Box 142325
Salt Lake City, Utah 84114-2325

Subject: Notice of Impending Boundary Action – SITLA Saratoga Springs Annexation - Annexation of 1209.95 +/- Acres of Land

Dear Lieutenant Governor Henderson,

On December 18, 2025, pursuant to Utah Code § 10-2-812, the City Council of the City of Saratoga Springs, Utah adopted Ordinance 25-77 (12-18-25) to annex approximately 1209.95 acres of land situated outside of the current boundaries of the City of Saratoga Springs, Utah within portions of unincorporated Utah County, which property is contiguous to the boundaries of the City and identified in the City's Annexation Policy Plan.

A copy of the Ordinance and supporting documents are provided with this Notice setting forth the revised boundaries of the City of Saratoga Springs, Utah. Also provided with this Notice is an Approved Final Local Entity Plat, as defined in Utah Code § 67-1a-6.5(1)(b), certified by the Utah County Surveyor.

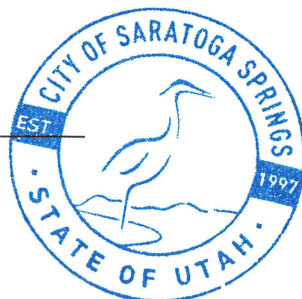
In accordance with Utah Code § 67-1a-6.5(3)(e), I hereby certify that all requirements applicable to this annexation have been met. I also respectfully request that your office issue a Certificate of Annexation to the City of Saratoga Springs in accordance with Utah Code § 67-1a-6.5(2). Pursuant to Utah Code § 10-2-813(4)(b), the effective date of the annexation will be the date of the Lieutenant Governor's issuance of a certificate of annexation.

If you have any questions or need additional information, please do not hesitate to contact me at any time.

Respectfully,

Jim Miller, Mayor

Attest: 
Nicolette Fike, City Recorder



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