



City of West Jordan
8000 South Redwood Road
West Jordan, Utah 84088
(801) 569-5100
Fax (801) 565-8978

April 23, 2002

Mayor Nancy Workman
Salt Lake County
2001 So. State Street, N-2100
Salt Lake City, Utah 84190

Dear Mayor Workman:

The City Council of West Jordan recently discussed the future annexation areas for the City of West Jordan. West Jordan City has adopted or revised Master Annexation Policy Declarations several times in the past decades. With the discussions and proposed legislation during the 2001 and 2002 General Legislative Session concerning annexations, the City felt it prudent to adopt a Master Annexation Plan and forward it to you.

On March 26, 2002, the West Jordan City Council adopted the West Jordan City Master Annexation Plan. Please find enclosed a copy of Resolution 02-26 which adopted the Plan and a map delineating the area which the City Council may consider for annexation.

Although Salt Lake County was excluded from the provisions of HB 201 of the 2001 General Session, West Jordan believes it is prudent to adopt a plan and send it to you.

If you have any questions, please contact me at 569-5117.

Cordially,

Melanie Briggs,
City Recorder

attachments



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West Jordan, Utah 84088
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Fax (801) 565-8978

April 23, 2002

David Wilde, Chair
Salt Lake County Council
2001 So. State Street, N-2400
Salt Lake City, Utah 84190

Dear Chairman Wilde:

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Cordially,

A handwritten signature in cursive script that reads "Melanie Briggs".

Melanie Briggs,
City Recorder



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8000 South Redwood Road
West Jordan, Utah 84088
(801) 569-5100
Fax (801) 565-8978

April 23, 2002

Legislative Management
Utah State Legislature
436 State Capitol
Salt Lake City, Utah 84114

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Cordially,

Melanie Briggs,
City Recorder

West Jordan City Master Annexation Plan

West Valley

Murray

West Jordan

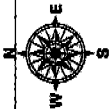
South Jordan

Herriman

UtahCorp

Salt Lake County

Tooele County



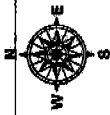
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- Current West Jordan City Boundary
- West Jordan Proposed Annexation
- County Boundary

M. Jordan - March 2002



West Jordan City Master Annexation Plan



west valley

Murray

West Jordan

South Jordan

Herriman

imperial

Salt Lake County

Tooele County

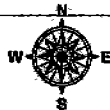
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- Current West Jordan City Boundary
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- County Boundary

11.10.02 - March 2002



West Jordan City Master Annexation Plan



West Valley

Payson III




Murray

West Jordan

unincorp

South Jordan

Legend

-  Current West Jordan City Boundary
-  West Jordan Proposed Annexation
-  County Boundary

St. Jordan - March 2009

Herriman

Payson

0 1 2 3 4 5 6 7 8 9

Miles

Tooele County

Salt Lake County

West Jordan City Master Annexation Plan



West Valley

Taylorsville

Murray

unincorp

West Jordan

Midvale

Sandy

South Jordan

Tooele County

Salt Lake County

Legend

- Current West Jordan City Boundary
- West Jordan Proposed Annexation
- County Boundary

M. Jarman - March 2002

Herriman

Riverton

Draper



THE CITY OF WEST JORDAN, UTAH

A Municipal Corporation

RESOLUTION NO. 02-26

**A RESOLUTION ADOPTING THE
WEST JORDAN CITY MASTER ANNEXATION PLAN**

WHEREAS, Utah Code Annotated Section 10-2-401.5, requires municipalities in counties of the second through sixth classes to develop and submit an annexation policy plan which details future areas for annexation; and

WHEREAS, the City Council of the City of West Jordan adopted a Master Annexation Policy Declaration on July 19, 1994, which detailed the City's areas for annexation; and

WHEREAS, the City Council of West Jordan has acted in its annexations pursuant to that Master Annexation Policy Declaration and according to the provisions of interlocal agreements with the County of Salt Lake and with the City of South Jordan which agreements prescribe the areas of annexation; and

WHEREAS, Salt Lake County is seeking information on the future areas of annexation from all cities within the County; and

WHEREAS, the City Council desires to reaffirm its intent and ability to annex certain unincorporated areas of Salt Lake County and to update and inform the County, private land owners and various State and public agencies on the potential areas which the City Council of the City of West Jordan may consider and choose to annex in the future.

NOW, THEREFORE, IT IS RESOLVED BY THE CITY COUNCIL OF WEST JORDAN, UTAH:

Section 1. ADOPTION OF THE WEST JORDAN CITY MASTER ANNEXATION PLAN

The attached map is hereby adopted by the City Council of West Jordan, Utah as the official Master Annexation Map which details the areas which the City will consider for annexation, pursuant to provisions of State Code.

Section 2. GENERAL DESCRIPTION OF THE AREAS TO BE CONSIDERED FOR ANNEXATION

The following narrative describes the areas of intent for annexation as shown on the West Jordan City Master Annexation Plan Map.

1. The northern border of the area that West Jordan may consider to annex will be 6200 South, from the Jordan River to the Tooele and Salt Lake County line.
2. The southern boundary of the area that West Jordan may consider to annex will follow 9400 South

from the Jordan River (approximately 700 West) to the Old Bingham Highway (approximately 4800 West), thence southwest along the Old Bingham Highway to 5600 West, thence south along 5600 West to 10200 South, thence west along 10200 South to the New Bingham Highway intersection. From that intersection, the line will follow the center of the Bingham Canyon, which center line of the Bingham Canyon is on the south side of the Copperton Community, thence generally along the center of the Bingham Canyon (approximately 11400 South) through the Oquirrh Mountains until it reaches the Tooele County line.

3. The western boundary of area that West Jordan may consider to annex will be the Salt Lake and Tooele County line from 6200 South to the Bingham Canyon (which is approximately 11400 South).
4. The eastern boundary of area that West Jordan may consider to annex will generally follow the Jordan River (approximately 700 West) from 6400 South to 9400 South.

Section 3. STATEMENT OF PURPOSE

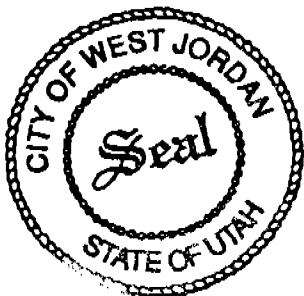
The City Council adopts this map based on the findings that the areas included in the Master Annexation Plan are:


1. Contiguous to the City of West Jordan.
2. Would reasonably be served by the extension of municipal type services from West Jordan. Certain development and infrastructure will be limited by elevations and other issues on the Oquirrh Mountains.
3. Represent a logical and concentric growth of the City.
4. The subject area is included in the City's Master Annexation Policy Declaration, adopted on July 19, 1994, and as subsequently amended.
5. The annexation plan proposes to eliminate a large unincorporated area and to provide the efficient delivery of municipal services.

Section 3. EFFECTIVE DATE

This resolution shall take effect immediately.

Adopted by the City Council of West Jordan, Utah, this 26th day of March, 2002.




BRYAN HOLLADAY
Mayor



ATTEST:

Melanie Briggs

MELANIE BRIGGS,
City Recorder

Voting by the City Council:

"AYE" "NAY"

Councilmember Allison

Councilmember Argyle

Councilmember Hilton

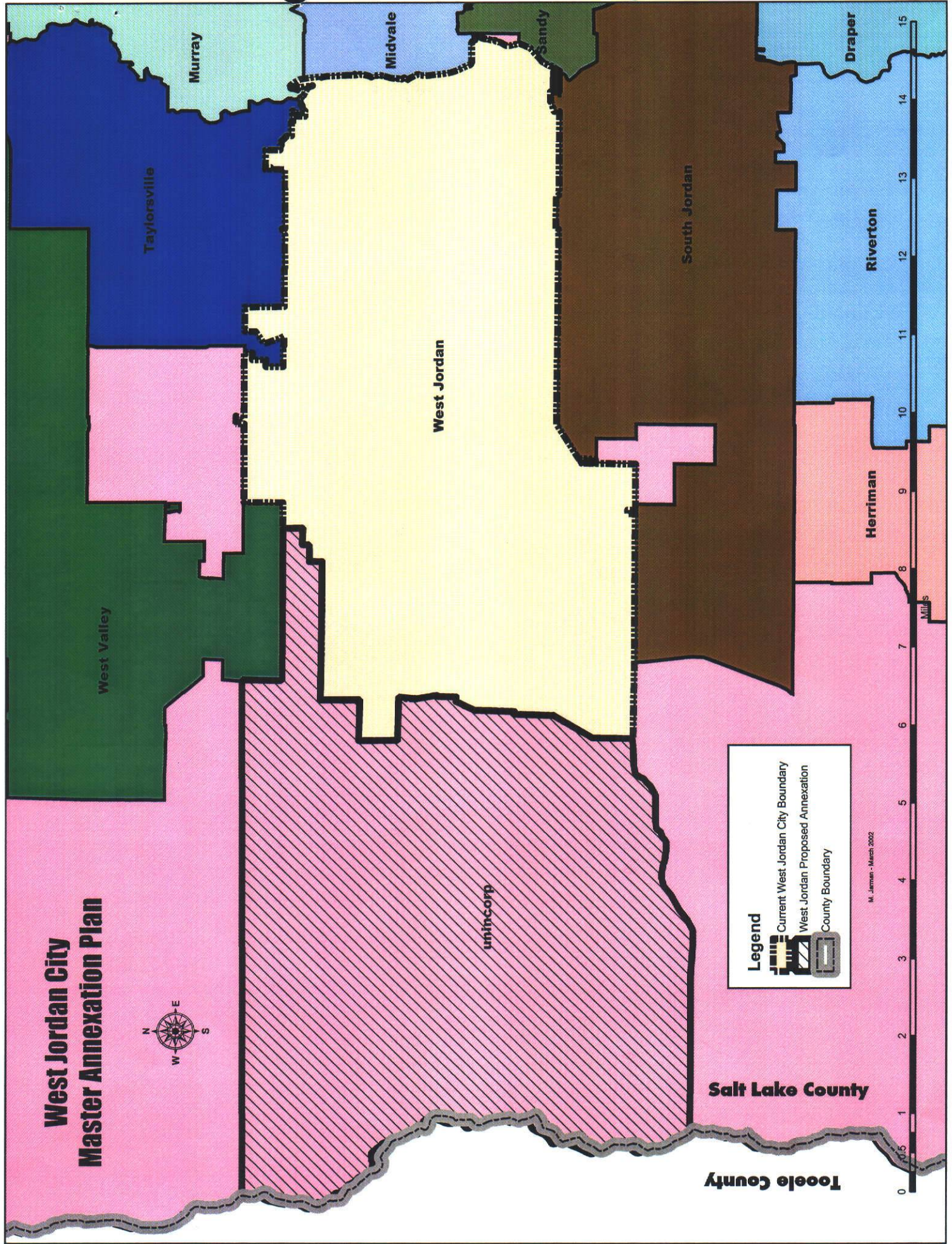
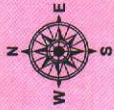
Councilmember Nelson

Councilmember Richardson

Councilmember Summers

Mayor Holladay

West Jordan City Master Annexation Plan

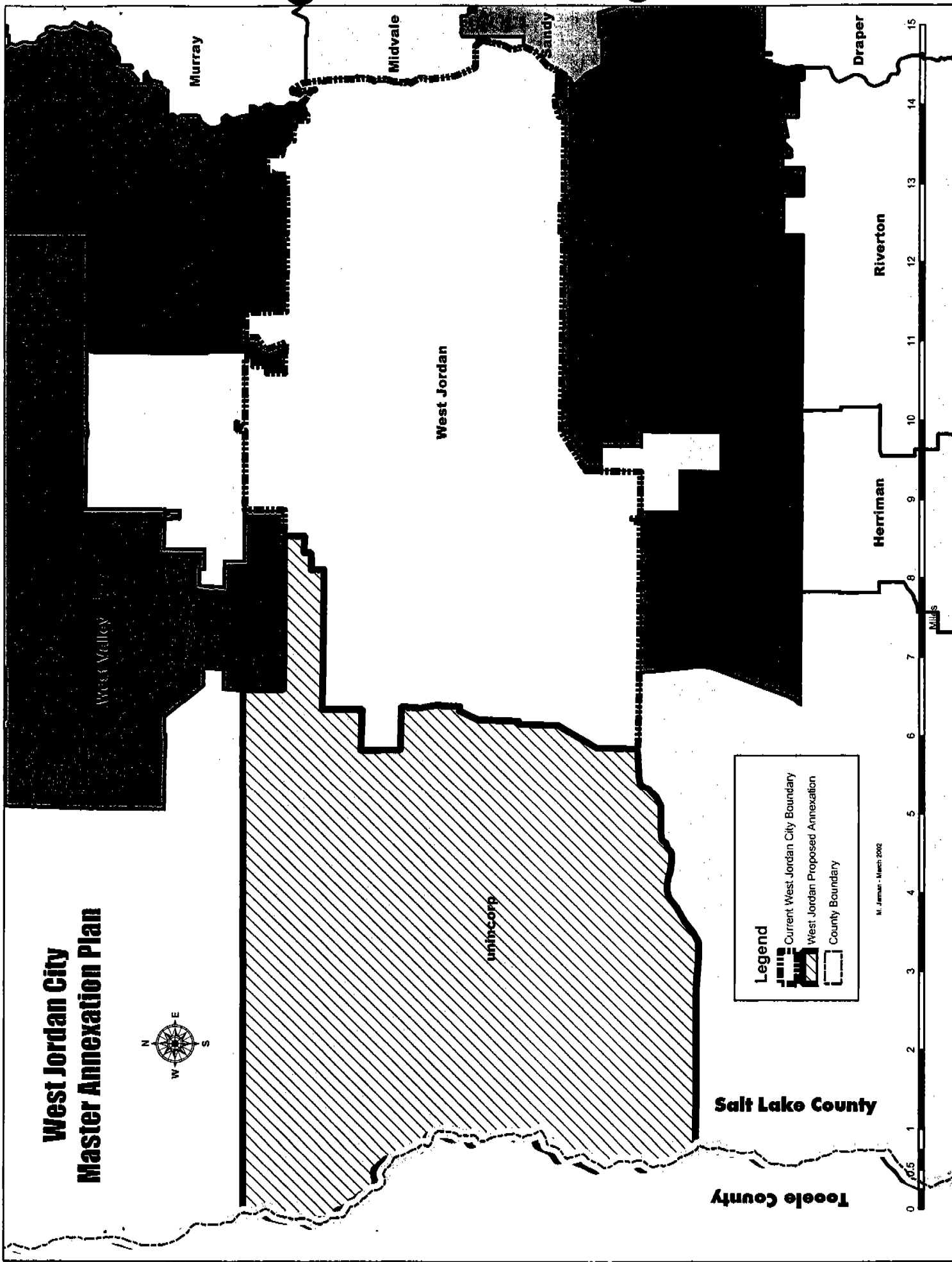
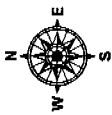


Legend

- Current West Jordan City Boundary
- West Jordan Proposed Annexation
- County Boundary

M. Jensen - March 2002

West Jordan City Master Annexation Plan



Legend

- Current West Jordan City Boundary
- West Jordan Proposed Annexation
- County Boundary

M. Jaraman - March 2002

Salt Lake County

Tooele County

THE CITY OF WEST JORDAN, UTAH

**MASTER ANNEXATION POLICY DECLARATION
July 1994**

STATEMENT OF PURPOSE

This Master Annexation Policy Declaration is created and adopted pursuant to the purposes outlined in Section 10-2-401 et seq, Utah Code, and shall be interpreted and implemented consistent therewith, provided, however, that nothing herein shall be deemed to restrict or limit the legislative discretion of the West Jordan City Council---present or future---in amending this Declaration or in effecting an annexation of territory to the City.

PREVIOUS ANNEXATION POLICY DECLARATION SUPERSEDED

This Master Annexation Policy Declaration supersedes and repeals that previous Master Annexation Policy Declaration, adopted 3 June 1980.

TERRITORY TO BE CONSIDERED FOR ANNEXATION

The City will favorably consider annexation of the following areas not currently within the established corporate boundaries of the City or another incorporated municipality:

Beginning at the intersection of the present City boundary and the centerline of the North Jordan Canal (at approximately 6800 South 1120 West) and proceeding generally northerly along said centerline of the canal to the centerline of 5400 South Street; thence West along the centerline of 5400 South Street to the the existing West Valley City corporate boundary [located at approximately China Clay Drive (5980 West Street)], thence South along the existing West Valley City corporate boundary to approximately 5800 South; thence West and Northwesterly along the existing West Valley City corporate boundary to the Cyprus Siding of the Denver & Rio Grande Western Railroad right-of-way; thence South along the said railroad right-of-way to the centerline of 6200 South Street; thence West along the centerline of 6200 South Street as far as the said 6200 South Street is an improved roadway; thence along the North Section Lines of Sections 23, 22, 21, 20 and 19 of Township 2 South, Range 2 West, Salt Lake Base and Meridian, and the North Section Lines of Sections 24, 23, 22 and 21 of Township 2 South, Range 3 West, Salt Lake Base and Meridian, to the Salt Lake County--Tooele County boundary; thence generally southerly along the Salt Lake County--Tooele County boundary to the South Section Lines of Sections 9, 10, 11 and 12 of Township 3 South, Range 3 West, Salt Lake Base and Meridian, and the South Section Lines of Sections 7, 8 and 9 of Township 3 South, Range 2 West, Salt Lake Base and Meridian [generally located at approximately 10200 South] to the existing West Jordan City boundary, thence generally along the existing South Jordan City corporate boundary to the centerline of the Jordan River;

thence generally northerly along the centerline of the Jordan River to a point approximately 6800 South and due East from the point of beginning; thence due West to the point of beginning.

The foregoing territory is generally included within the following described "sections" (or portions thereof) within the Utah Coordinate System of 1927 and 1983 (and/or the Salt Lake County Sidwell system), as indicated

Township 2 South, Range 3 West (SLCo Sidwell Area 19)

Sections: 21, 22, 23, 24, 25, 26, 27, 28, 34, 35 and 36

Township 2 South, Range 2 West (SLCo Sidwell Area 20)

Sections: 13, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35 and 36

Township 2 South, Range 1 West (SLCo Sidwell Area 21)

Sections: 15, 16, 17, 18, 19, 20, 21, 22, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35

Township 3 South, Range 3 West (SLCo Sidwell Area 25)

Sections: 1, 2, 3, 4, 9, 10, 11 and 12

Township 3 South, Range 2 West (SLCo Sidwell Area 26)

Sections: 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11 and 12

Township 3 South, Range 1 West (SLCo Sidwell Area 27)

Sections: 2, 3, 4, 5, 6, 7 and 8

The City may, in the discretion of the West Jordan City Council, consider and effect the annexation of territory outside of the above-described area and/or territory presently included within the corporate boundaries of other incorporated municipalities, provided such area is properly deannexed from said adjoining incorporated municipality.

The City believes the foregoing areas projected for West Jordan City municipal expansion are drawn along the boundary lines of existing sewer, water, improvement or special service districts or other taxing jurisdiction and/or represent logical and reasonable considerations, which eliminate islands and peninsulas of unincorporated territory, facilitate the consolidation of overlapping functions of local government, encourage service delivery efficiencies, and encourage the equitable distribution of community resources and obligations.

CRITERIA FOR WHICH ANNEXATIONS WILL BE FAVORED

West Jordan City will favorably consider annexation of territory lying within the area described within this Declaration. West Jordan City may consider annexation of territory lying outside of the area described upon a showing that the West Jordan City community will be improved by such annexation.

The City will favorably consider all annexations which eliminate islands and peninsulas of unincorporated territory, facilitate the consolidation of overlapping functions of local government, encourage service delivery efficiencies, and encourage the equitable distribution of community resources

and obligations.

The City will favorably consider all annexations which meet the following standards:

1. The territory proposed for annexation to the City is contiguous to the City at the time the annexation is approved by the West Jordan City Council.
2. The territory lies within the area projected for municipal expansion under the City's annexation policy declaration, which may be amended in general fashion or which may be amended on a case-by-case basis to reflect specific annexation proposals, as required and/or allowed by statute.
3. The territory is not included within the boundaries of another incorporated municipality, except as otherwise provided by Utah statute.
4. The annexation shall not create unincorporated islands within the boundaries of the City except that existing islands or peninsulas within the City may be annexed in portions, leaving islands, if a public hearing is held and the City Council adopts a resolution to the effect that the creation or leaving of an island is in the interest of the City.
5. If the territory is proposed for annexation includes urban development, the annexation of which would displace municipal-type services being provided by an affected entity, the actual taxes and other revenue which would be lost by the affected entity shall not exceed the affected entity's actual delivery costs of services assumed by the City. In computing the tax and revenue loss and service delivery costs, only the figures for the applicable budget year preceding the day on which the petition for annexation is filed shall be used.

CHARACTER OF THE COMMUNITY

West Jordan City has historically existed as a recognizable community since shortly after the coming of the Mormon pioneers to the Salt Lake Valley. In 1941 the community was incorporated as a town and in 1967 achieved third-class city status. Presently approximately 50,000 residents live within the corporate boundaries, with many thousands of others living in unincorporated areas which have "West Jordan" identity and designations, including religious affiliations, postal ZIP Code delivery addresses, and similar issues. The City has a broad range of residential, commercial and industrial facilities and uses to serve its residents and those of surrounding areas.

Within the territory proposed for annexation, some municipal-type services are being provided by Salt Lake County government through the County government generally and/or through the Municipal-Type Services Special Service District established by the County. In some areas culinary water services and sanitary sewer services are provided by independent special service districts, including but not limited to the Taylorsville-Bennion Improvement District, the Kearns Improvement District, and Salt Lake County Sewerage Improvement District No. 1.

For such areas presently serviced by such independent special service districts, it is not the City's intention to displace such independent special service districts from their service area; however, the City reserves the right to negotiate with such independent service district for the assumption of the City's providing of such services, upon such terms as the City and the independent service district shall agree. Municipal services provided by the City will be extended into the territory annexed to the City upon annexation: police, fire, ambulance and similar public safety services will be available immediately upon annexation, whereas those services such as utilities will be extended only as such lines are available and then only so as to not displace existing utility services provided by the aforementioned special districts. The extension of City-owned water and sewer lines has been historically effected at the expense of the developer proposing to connect into the existing City systems; that practice is likely to continue.

The municipal services provided by the City to the territory annexed will be financed in accordance with conventional revenue practices and resources, including but not limited to the General Fund revenues, which includes general property taxes, state sales taxes, grants and other revenues customarily utilized by municipalities to finance their operations. The annexation of new territory is estimated to have minimal, if any, tax consequences to the existing residents and property-owners of the City. The annexation of new territory may have a minimal increase in the property taxes paid by the property owners, but this increase is certainly is offset manyfold by the enhanced services the property owners will receive from the City (as contrasted with the services the property-owners receive from the County through the dependent Municipal-Type Special Service District).

Other than Salt Lake County, the City feels that in light of the foregoing standards, there will be no affected entities adversely impacted by the annexation of territory to the City. With respect to Salt Lake County, the potential loss of any revenue sources by reason of annexation to the City--- which is the logical and usual effect of an annexation by an incorporated city

INVOCATION OF "HALF-MILE RULE" RIGHTS

For those areas lying within the above-described area proposed for West Jordan City municipal expansion and also lying within one-half mile of the existing City boundaries, the City invokes its rights under the "half-mile rule" contained within Section 10-2-418, Utah Code.

COMPREHENSIVE MASTER PLANNING AND ZONING ISSUES

The Master Plan Committee, the Planning and Zoning Commission and the City Council shall begin efforts to study, as appropriate, the comprehensive master planning and zoning issues pertinent in the territory identified for annexation. Without limiting the discretion of the City Council on this issue, the zoning and land-use classifications and restrictions to be applied to the territory should be generally consistent with said Comprehensive Master Plan, provided, however, that the lack of a Master Plan designation for the territory or a zoning classification contrary to that indicated by the Master Plan shall not, in and of itself, defeat or in any way restrict consideration of the annexation of the territory.

At the time of annexation the City Council will generally apply a zoning classification to the territory so annexed. Prior to the annexation, the City Council may conduct a "public hearing", pursuant to published or posted public notice, to receive public comment concerning the annexation and the proposed zoning and land-use classifications to be applied to the territory, if it is annexed.

ADMINISTRATIVE REQUIREMENTS

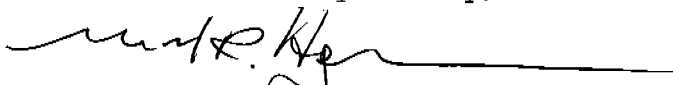
The City reserves the right to waive any and all fees, review fees, engineering fees and costs, publication expenses, attorney's fees, and similar costs, whether required by municipal ordinance or state statute, and to pay such fees and/or direct City employees and/or resources, as necessary, to bring to pass such annexations, as the City Council in its sole discretion deems appropriate.

AMENDMENT OF ANNEXATION POLICY DECLARATION


This Annexation Policy Declaration may be amended by action of the West Jordan City Council. The adoption of this Declaration shall not be construed to create any legal or equitable rights or obligations in or to any person, organization or governmental entity, in any particular. The adoption of this Declaration shall not be construed to prevent or restrict the West Jordan City Council from the lawful exercise of its legislative powers in effecting the annexation of territory to the City.

In cases of conflict between this master Declaration and specific amendments to this Declaration, the said specific amendments---adopted to reflect specific annexation proposals---shall be controlling.

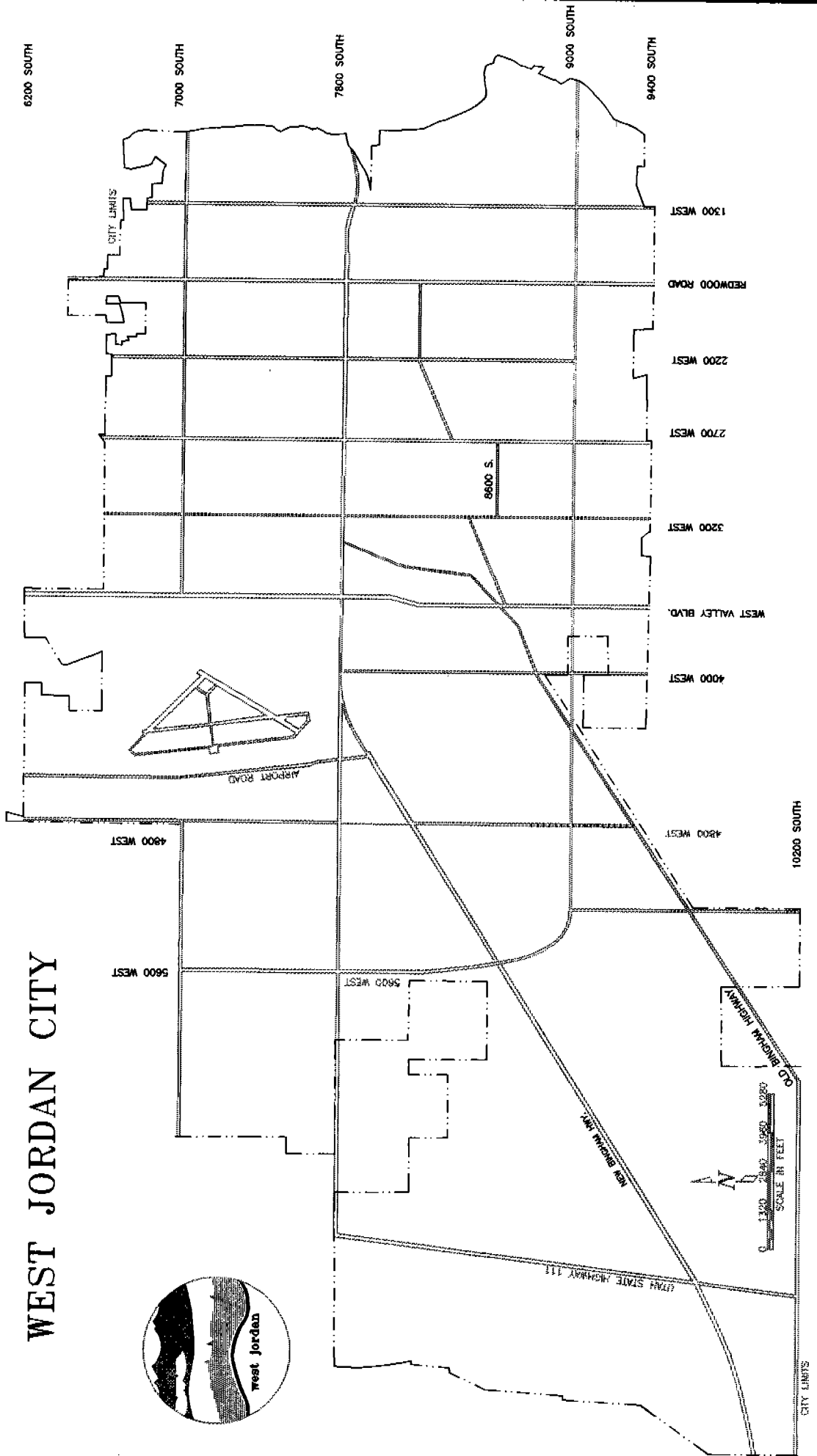
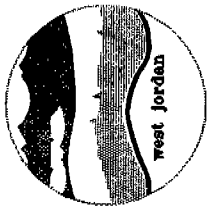
Adopted by the West Jordan City Council this 19th day of July, 1994.


MAX R HOGAN
Mayor

ATTEST:


RORI L ANDREASON
City Recorder

WEST JORDAN CITY



10-2-414. Policy declaration — Contents — Amendment — Hearing — Notice — Costs of preparation.

Before annexing unincorporated territory having more than five acres, a municipality shall, on its own initiative, on recommendation of its planning commission, or in response to an initiated petition by real property owners as provided by law, and after requesting comments from county government, other affected entities within the area and the local boundary commission, adopt a policy declaration with regard to annexation. Such policy declaration shall include:

- (1) a map or legal description of the unincorporated territory into which the municipality anticipates or favors expansion of its boundaries. Where feasible and practicable areas projected for municipal expansion shall be drawn along the boundary lines of existing sewer, water, improvement, or special service districts or of other existing taxing jurisdictions to: (a) eliminate islands and peninsulas of unincorporated territory; (b) facilitate the consolidation of overlapping functions of local government; (c) promote service delivery efficiencies; and (d) encourage the equitable distribution of community resources and obligations; and
- (2) a statement of the specific criteria pursuant to which a municipality will favor or not favor a petition for annexation. Such statement shall include and address the annexation standards set forth in this chapter, the character of the community, the need for municipal services in developed and developing unincorporated areas, the plans and timeframe of the municipality for extension of municipal services, how the services will be financed, an estimate of the tax consequences to residents in both new and old territory of the municipality, and the interests of all affected entities.

Before adopting the policy declaration the governing body shall hold a public hearing thereon. At least 30 days prior to any hearing, notice of the time and place of such hearing and the location where the draft policy declaration is available for review shall be published in a newspaper of general circulation in the area proposed for expansion except that when there are 25 or fewer residents or property owners within the affected territory, mailed notice may be given to each affected resident or owner. In addition, at least 20 days prior to the hearing, mailed notice and a full copy of the proposal shall be given to the governing body of each affected entity and to the local boundary commission. The policy declaration, including maps, may be amended from time to time by the governing body after at least 20 days' notice and public hearing. When a policy declaration is prepared in response to a petition, the municipality may require the petitioners to pay all or part of the costs of its preparation. 1979

10-2-417. Areas which may be annexed — Standards.

(1) Except as provided in Subsections (2) and (3) of this section, a municipal governing body may extend the municipal corporate limits to include any area which meets the following standards:

(a) It must be contiguous to the boundaries of the annexing municipality at the time the annexation is approved by the governing body of the municipality;

(b) It must lie within the area projected for municipal expansion under the annexing municipality's policy declaration;

(c) The territory shall not be included within the boundaries of another incorporated municipality, except as otherwise provided in this chapter;

(d) The annexation shall not create unincorporated islands within the boundaries of the municipality except that existing islands or peninsulas within a municipality may be annexed in portions, leaving islands, if a public hearing is held and the governing body of the municipality adopts a resolution to the effect that the creation or leaving of an island is in the interest of the municipality; and

(e) If the territory proposed for annexation includes urban development, the annexation of which would displace municipal-type services presently being provided by an affected entity applying for boundary commission review, the actual taxes and other revenue which would be lost by the affected entity through annexation shall not significantly exceed the affected entity's actual delivery costs of services assumed by the municipality. In computing the tax and revenue loss and service delivery costs, only the figures for the applicable budget year preceding the day on which the petition for annexation is filed shall be used.

The governing body of a municipality may, under the provisions of the Interlocal Co-operation Act, agree with other municipalities for periods of two years, which may be automatically extended, to abide by annexation standards more stringent than the above.

(3) Municipalities shall not annex territory for the sole purpose of acquiring municipal revenue or for relieving the capacity of another municipality to annex into the same or related territory, in either case, without the ability and intent to benefit the annexed area by rendering municipal services in the annexed area. 1979

10-2-418. Urban development restrictions.

Urban development shall not be approved or permitted within one-half mile of a municipality in the unincorporated territory which the municipality has proposed for municipal expansion in its policy declaration, if a municipality is willing to annex the territory proposed for such development under the standards and requirements set forth in this chapter; provided, however, that a property owner desiring to develop or improve property within the said one-half mile area may notify the municipality in writing of said desire and identify with particularity all legal and factual barriers preventing an annexation to the municipality. At the end of 12 consecutive months from the filing with the municipality of said notice and after a good faith and diligent effort by said property owner to annex, said property owner may develop as otherwise permitted by law. Urban develop-

ment beyond one-half mile of a municipality may be restricted or an impact statement required when agreed to in an interlocal agreement, under the provisions of the Interlocal Co-operation Act. 1979

10-2-419. Annexation across county lines — Requirements.

Territory lying contiguous to the corporate limits of any municipality may be annexed to that municipality pursuant to this chapter even though all or part of the territory to be annexed lies within a county or counties other than the county or counties within which the municipality is located. If a protest is filed, it must be with the local boundary commission of the county or counties within which the proposed action is to occur. In this event a transparent, reproducible map or plat, together with a certified copy of the resolution or ordinance declaring the annexation shall at once be filed in the office of the county recorder of each county within which the annexed territory is situated.

10-2-420. Municipal services by adjoining municipality — Annexation by servicing municipality — Protest.

Where islands or peninsulas of urbanized territory exist within or contiguous to the boundaries of a municipality and require the delivery of municipal-type services under circumstances which are detrimental to full service efficiency, such areas may be serviced by an adjoining municipality through agreement with county or service district authorities.

Any municipality servicing such an area under the provisions of this section for more than one year may, upon the initiative of its governing body and without receipt of a petition therefor, extend its corporate limits to include such territory; however, any such annexation must be preceded by a municipal policy declaration as provided in this chapter and shall be defeated if a majority of the owners of real property and the owners of at least one-third in value of the real property, as shown by the latest assessment rolls, of the area file a written protest to such annexation not later than the day preceding the public hearing.

10-2-421. Boundary adjustments — Policy declaration — Resolution or ordinance of annexation or disconnection.

(1) The governing bodies of two or more municipalities having common boundaries may adjust their common boundaries.

(2) Whenever a change in boundaries is contemplated, the governing bodies of the affected municipalities shall each prepare a policy declaration as required in this chapter.

(3) If (a) the boundary adjustment proposed in the municipal policy declarations, in the judgment of the municipalities, meets the standards set forth in this chapter; and (b) no protest has been filed within five days following the public hearing, the members of the governing body of the annexing municipality or municipalities may adopt a resolution or ordinance of annexation in accordance with the terms of the policy declaration adopted by the governing body, and the territory shall then and there be annexed, and the members of the governing body of the municipality from which the territory is being disconnected may adopt a resolution or ordinance of disconnection in accordance with terms of the policy declaration adopted by the governing body, and the territory shall then and there be disconnected. 1979

CITY OF WEST JORDAN



ANNEXATION POLICY DECLARATION

[adopted 3 June 1980]

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CITY OF WEST JORDAN
ANNEXATION POLICY DECLARATION

INTRODUCTION

The City of West Jordan was officially incorporated in 1945 for the provision of urban services and municipal government to the population living in the area. Since then, West Jordan has seen the necessity of expanding its area of incorporation through the annexation of land as provided under the laws of the State of Utah.

With the passage of House Bill 61 by the Utah Legislature in 1979, Utah municipalities anticipating further annexations of greater than five acres are required to adopt a policy declaration with regard to annexation. This "Policy Declaration" and accompanying maps and materials, identify those areas of unincorporated Salt Lake County which West Jordan will favor for annexation in the future. In addition, this Policy Declaration fulfills the statutory requirements of Sections 10-2-401 through 10-2-243, Utah Code Annotated 1953, as amended.

CHARACTER OF THE COMMUNITY

Wasatch Front Communities, especially those in Salt Lake County, have consistently taken the greatest share of Utah's population growth. This growth phenomenon in Salt Lake County is well represented in the West Jordan area. Since 1970, West Jordan has grown from 4,000 people to nearly 30,000 people.

This tremendous growth has brought new directions coupled with traditional life styles in the overall character of West Jordan. The traditional lifestyle associated with agricultural pursuits still exists in the area. However, the development of new subdivisions, industrial sites and commercial centers is rapidly eating away at those lands which support those pursuits.

New subdivisions, at still reasonable prices, continue to attract young families. This has brought a whole new population mix to West Jordan. With an average household size of 3.8 persons, West Jordan looks to the future in terms of providing schools, parks, churches, and other "family oriented" facilities and services.

Currently the City of West Jordan sees a great growth potential beyond its western boundaries. Presently occupied by acres of dry farms, this area even now

is feeling the pressures for new homes, industries, and stores. This area provides the greatest and most logical area for expansion in conjunction with what can be seen as an extension of West Jordan.

One other area, traditionally associated with West Jordan and the western half of the valley, is the community of Bennion. Located on West Jordan's northern boundary, this area has the same basic mix of population density and land uses as West Jordan which make Bennion a welcome addition to the incorporated limits of West Jordan.

AREAS TO BE CONSIDERED FOR ANNEXATION

On April 22, 1980, after study and discussion of the matter, the West Jordan City Council passed on a motion to develop an Annexation Policy Declaration including the areas shown in Figure 1 of this document.

A description of those boundaries is as follows:

AREA A - The area north of the current City limits to 6200 South from the Jordan River to the eastern line of the Dixie Valley Subdivision (approximately 3400 West)

AREA B - All unincorporated County lands West of the current City limits the limits being:

1. On the north along 6200 South to the Salt Lake/Tooele County line.
2. On the south, along 9400 South to 4800 West, then south along 4800 West on 10200 South, then west along 10200 South to the Salt Lake/Tooele County line.

AREA C - The area adjacent to the Browns Meadow and Williamsburg Subdivisions in the vicinity of 2200 West and 9400 South.

AREA D - The small square area bordered by West Jordan's current City limits on the north and west, 4800 South on the east, and 10200 South on the South.

AREA E - The small area in the vicinity between and near 9000 South and 9400 South, bordered by the Old Bingham Highway on the north and the West Jordan City limits on the South.

AREA F - All unincorporated islands and peninsulas currently existing within the current city boundaries.

CITY OF WEST JORDAN ANNEXATION POLICIES

I. ENDORSEMENT OF THE UTAH BOUNDARY COMMISSION ACT

The City of West Jordan herein endorses the Utah Boundary Commission Act, House Bill 61 as passed by the 1979 State Legislature. The intent of the City is and always has been, to be law-abiding and fulfill its responsibilities as mandated by applicable law. As a result, any annexations to the City of West Jordan must fully satisfy these legal requirements.

II. COORDINATION WITH AFFECTED ENTITIES

Copies of this Policy Declaration regarding declaration will be furnished to each of the potentially affected entities. A list of affected entities is described in Table 1 hereof. As a municipal policy, the City of West Jordan will notify any affected entity (1) when the parcel to be annexed to the city is located within an area indicated by an affected entity's policy declaration as an area of interest for future boundary expansion, or (2) when the parcel to be annexed is located within one half mile of an affected entity's boundary.

Likewise, the City of West Jordan hereby declares its interest as an affected entity (1) when a parcel to be annexed to another political unit lies within that area designated as an area of interest for the future expansion of the City of West Jordan, or (2) when a parcel to be annexed to another political unit lies within one half mile of the existing incorporated boundary of the City of West Jordan. As an affected entity, the City of West Jordan requests (1) copies of such Master Policy Declarations regarding annexation as may affect the City of West Jordan, and (2) copies of any subsequent policy declarations regarding particular annexations that may affect the City of West Jordan as herein stated. Said policy declarations should be submitted to the City of West Jordan at least 30 days prior to the public hearing for adoption of the policy declaration.

III. COORDINATION OF URBAN DEVELOPMENT

The City of West Jordan supports the concept of coordinated urban development. Municipalities are created to provide urban services essential for sound urban development. As a result, municipal boundaries should be extended in accordance with standards set forth in this policy declaration in order to include areas where a

high quality of urban government services is needed.

IV. ANNEXATION TO BE CONSIDERED ONLY IN AREAS OF POTENTIAL URBAN SERVICE

The City's policy is to consider annexation only in those areas where the City of West Jordan has the potential to provide urban service; (either directly or through interlocal cooperative agreement). These areas may include locations served or to be served by the City's water system, sewer system, police and fire protection facilities, etc. The City of West Jordan does not favor annexation of a parcel where public interest of the citizens may best be served by annexing to another municipal entity.

V. FEASIBLE AND PRACTICAL BOUNDARIES TO BE ESTABLISHED

Where feasible and practical, areas projected for municipal expansion shall be drawn along the boundary lines of existing sewer, water, improvement or special service districts or of other existing taxing jurisdictions to: (a) eliminate islands and peninsulas of unincorporated territory; (b) facilitate the consolidation of overlapping functions of local government; (c) promote service delivery efficiencies; and (d) encourage the equitable distribution of community resources and obligations.

VI. RATE OF ANNEXATION

Generally, a conservative approach to the rate of annexation will be followed. However, no limitations shall be imposed on the rate of annexation within those areas identified in this policy declaration, provided the parcel(s) to be annexed meet all of the standards and criteria for annexation as herein set forth.

VII. HIGH QUALITY URBAN SERVICES TO BE PROVIDED TO ANNEXED AREAS

The City of West Jordan presently provides high quality urban services to residents and property owners. It is the policy of the City of West Jordan to extend these high quality urban services throughout the City, including areas of annexation. Such services may be provided directly by the City of West Jordan or through interlocal cooperative service agreements or creation of such special improvement districts as determined by the City of West Jordan to be in the best public interest of its citizens.

VIII. ISLANDS AND PENINSULAS OF UNINCORPORATED AREAS TO ANNEXED

The City of West Jordan encourages any islands and peninsulas of unincorporated territory located within the incorporated area of the City to become annexed to the City. The City of West Jordan presently serves several such areas with municipal-type services. Under provisions of Section 10-2-420 of the Utah Boundary Commission Act, The City of West Jordan, upon serving such areas with municipal-type services for one year or more, may upon the initiative of the City Council and without receipt of a petition therefore, extend its corporate boundaries to include such territory, notwithstanding filing of a written protest to such annexation as provided by law. The City of West Jordan may see fit to exercise its initiative in this regard.

IX. EXTRATERRITORIAL JURISDICTION

The City of West Jordan herein declares its interest in those areas identified in this Policy Declaration and other areas lying within one half mile of the City's boundary. Any urban development proposed within this specified area is subject to review and approval of the City of West Jordan as provided by law (Section 10-2-418). Furthermore, the City of West Jordan may encourage annexation of said territory, notwithstanding any legal or factual barriers preventing such annexation, i.e. assuming the City's development standards are complied with.

X. DEVELOPMENT IN ANNEXED AREAS TO CONFORM TO MASTER PLAN

Due to extraterritorial powers granted as part of HB 61; the City of West Jordan may exercise its initiative to prepare and adopt a Master Plan for future development in those extraterritorial areas of interest for future annexation as indicated in this Policy Declaration. This Master Plan will define proposed land uses, nature and density of development desired by the City of West Jordan in each particular area. Once adopted, any proposed development in an area to be annexed must conform to the Master Plan, notwithstanding said Master Plan may be amended from time to time as deemed necessary and appropriate.

XI. ANNEXED AREAS TO COMPLY WITH CITY STANDARDS

It is the policy of the City of West Jordan to require development in annexed areas to comply with City standards and regulatory laws. This includes the Uniform Building Code, the City's Subdivision and Zoning Ordinances, and Construction

Standards for street width, curbs, gutters, sidewalks, street lighting, road signs and other utilities. Deficiencies with regard to City standards should be addressed in the policy declaration for each particular annexation. Additionally, proposed actions to be taken to overcome deficiencies should be identified and estimated.

XII. INTERLOCAL COOPERATIVE AGREEMENT TO BE KEPT TO MINIMUM

The basic rationale for annexing to the City of West Jordan is to receive its urban and supportive services. It is the intent that the geographic area served by the City of West Jordan coincide insofar as possible with administrative geographic boundaries, and that interlocal cooperative agreements (if any) be kept minimum.

XIII. ANNEXATION OF PUBLICLY OWNED PROPERTY

To avoid creation of islands and peninsulas of unincorporated territory, publicly owned land (such as roadways, schools, parks or recreational land) may be annexed as part of other logical annexations.

XIV. CAPITAL IMPROVEMENTS COSTS FOR ANNEXED AREAS

Capital improvements costs for annexed areas will be included in the overall improvements program of the City of West Jordan. If deficiencies in level of service exist at the time of annexation, citizens in the annexed area or the City Council may request that these deficiencies be resolved by the creation of special assessment districts to provide necessary improvements. Needed municipal services, plans and time frame for extension of municipal services, method of financing, and estimate of tax consequences should and will be addressed in the Policy Declaration for each proposed annexation.

XV. PLANNING COMMISSION TO REVIEW ANNEXATION

In order to facilitate orderly growth and development in the City of West Jordan, the Planning and Zoning Commission shall review all proposed annexations and make recommendations to the City Council concerning the parcel to be annexed and its effects on the City's Master Plan.

XVI. ZONING OF ANNEXED TERRITORY

Property annexed to the City of West Jordan will be annexed and zoned according to the recommendations of the Master Plan unless otherwise petitioned by the property owner(s). Any change in zoning designation must follow procedures for zoning amendment as specified by the City Zoning Ordinance. All zoning district designations for annexed territory will be established by ordinance. A request for change of zoning for an annexed parcel may be processed concurrent with the annexation process.

XVII. ANNEXATION APPLICATION PROCEDURES TO BE FOLLOWED

A petitioner for annexation must file an application and follow procedures for annexation required by law and as specified by the City of West Jordan. Information required for application processing including a Policy Declaration concerning the parcel to be annexed must be furnished by the applicant in order for the annexation to be considered. This information will be furnished to affected entities.

XVIII. ANNEXATION FEES

It is the policy of the City of West Jordan not to require an annexation fee. The petitioner for annexation will be required to pay the costs of preparing the annexation plat. The City will prepare the Annexation Policy Declaration and administer the annexation process.

AMENDMENT OF POLICY DECLARATION

From time to time, the City of West Jordan may amend this Annexation Policy Declaration. This policy declaration, including maps, may be amended by the City Council after at least 20 days' notice and public hearing.

Annexation Policy Declarations for individual annexations may be considered amendments to this Master Annexation Policy Declaration and likewise require adequate notice and public hearing as herein specified.

The following annexation standards are as set forth in 1979 House Bill 61 (Section 10-2-417 UCA), are hereby adopted and are intended to be complied with, in annexing property to the City of West Jordan.

1. The area to be annexed to the City of West Jordan must be contiguous to the boundaries of the City at the time the annexation is approved by the City Council.
2. The area to be annexed to the City of West Jordan must lie within the area projected for municipal expansion under the City's Annexation Policy Declaration.
3. The area to be annexed shall not be included within the boundaries of another incorporated municipality.
4. The area to be annexed to the City of West Jordan shall not create unincorporated islands within the City's boundaries, except that existing islands or peninsulas within the City may be annexed in portions, leaving islands, if a public hearing is held and the West Jordan City Council adopts a resolution to the effect that the creation of an island is in the interest of the City.
5. If the area to be annexed to the City of West Jordan includes urban development, the annexation of which would displace municipal-type services presently being provided by an affected entity applying for Boundary Commission review, the actual taxes and other revenue which would be lost by the affected entity through annexation shall not significantly exceed the affected entity's actual delivery costs of services assumed by the municipality. In computing the tax and revenue loss and service delivery costs, only the figures for the applicable budget year preceding the day on which the petition for annexation is filed shall be used.
6. The City of West Jordan shall not annex territory for the sole purpose of acquiring municipal revenue or for retarding the capacity of another municipality to annex into the same or related territory, in either case without the ability and intent to benefit the annexed territory by rendering municipal services in the annexed area.

It is anticipated that municipal services to developed areas which may be annexed to the City of West Jordan will be provided insofar as possible by the City of West Jordan (e.g. general government, police and fire protection, etc.). However, in the case of public utilities (water and sewer service), initial service may continue to be provided by the utility service entity presently serving the area through interlocal cooperative agreements.

For developing unincorporated areas to be annexed to the City of West Jordan, general government services and public safety service will be provided by the City of West Jordan as the area is annexed and developed. Where feasible and in the public interest to the citizens of the City of West Jordan, public utility services will be extended to developing areas as soon as possible, or provided through interlocal cooperative agreements for utility service as the case may be.

Subsequent policy declarations on individual parcels will address provision of utility service to that particular area. Determination of how utility service will be provided to developing areas proposed for annexation will be developed following discussion with the West Jordan City Manager, Public Works Director, City Engineer, and other appropriate utility officials or entities.

PLANS AND TIME FRAME FOR EXTENSION OF MUNICIPAL SERVICES

Those areas identified in this policy declaration as being potentially favorable for annexation are located contiguous to the City of West Jordan and within approximately 10 miles of the City's existing boundaries. A basic network of collector roads presently exists in these areas and the City of West Jordan can readily extend such services as police and fire protection, street maintenance, garbage collection and general government services. Unless otherwise specified, City services for police and fire protection, street maintenance and garbage collection will begin in newly annexed areas on the first day of the month following the annexation.

The City of West Jordan has the capacity to extend water, sewer and storm drainage utilities to the areas identified as favorable for annexation. Plans for utility extensions will be developed on a property by property basis with other City projects as annexation occurs. However, due to capital expenditures which may be required, the time frame for extending services will be over a reasonable period of time, as capital improvement projects are developed and budgeted.

Interim service to annexed areas may be provided by other municipal-type service entities through interlocal cooperative agreement in order to assure continuity of service to annexed areas. If an area is annexed for the purpose of urban development (as often expected), extension of urban utility services shall be provided by the developer as part of the development. (All interlocal cooperative agreements must be approved by the City Council prior to actual annexation.)

FINANCING NEEDED MUNICIPAL SERVICES

Services for areas newly annexed to the City of West Jordan will be provided for out of the General Fund. However, it is the City's policy that all new development in areas requiring service bear the burden of providing necessary facilities. Therefore, if an area is annexed for the purpose of urban development, the cost of extending urban utility services shall be paid by the developer as part of the development.

If services in an annexed area are deficient, financing of improvements to bring the area up to City standards may be necessary through such means as a special improvements district. Such districts may be formed at the option of the petitioners, and City Council according to laws regulating their formation.

All necessary improvements and proposed financing will be identified in the Annexation Policy Declaration to be submitted with individual annexations.

ESTIMATE OF TAX CONSEQUENCES

Because those areas identified in this Policy Declaration as potentially favorable for annexation to the City of West Jordan are contiguous to the City and generally compatible to the character of the existing community, it is anticipated that the overall effects on City taxes will not be significant. Net economic gains are forecast in some areas, while net economic losses may occur in other areas as they are annexed and taxes levied to pay for services provided. The exact extent of tax impacts is dependent on the precise nature of development in annexed territory as well as current economic conditions in the City at the time of annexation.

A detailed estimate of tax consequences for each area to be annexed will be required as part of the Annexation Policy Declaration supporting each proposed annexation.

INTERESTS OF ALL AFFECTED ENTITIES

Copies of this Annexation Policy Declaration are being provided to all affected entities in order that they may determine effects of future annexations to the City of West Jordan. A list of the affected entities appears on the following pages. Interests of affected entities generally include provision of municipal services, tax revenue, and existing or future territorial boundaries; all of which may be altered through the annexation process. Identification of specific interests of affected entities will be required as part of the Annexation Policy Declaration prepared for each particular annexation.

TABLE 1

LIST OF AFFECTED ENTITIES WHO SHOULD RECEIVE COPIES OF
THE CITY OF WEST JORDAN ANNEXATION POLICY DECLARATION

Boundary Commission
c/o Salt Lake County Commission
Chairman, William Dunn
City and County Bldg.
Salt Lake City, Utah 84111

Granite School District
Administrative Offices
340 East 3545 South
Salt Lake City, Utah 84115

Hansen Planetarium Fund
15 South State Street
Salt Lake City, Utah 84111

Jordan School District
9361 South 400 East
Sandy, Utah 84070

Midvale City Mayor's Office
80 East Center Street
Midvale, Utah 84047

Murray City Library Board
c/o Murray City Library
73 West 6100 South
Murray, Utah 84107

Murray City Corporation
City Hall
5461 South State Street
Murray, Utah

Murray School District
147 East 5065 South
Murray, Utah 84107

Salt Lake City Suburban Sanitary District No. 2
156 East 7800 South
Midvale, Utah 84047

Salt Lake County Commissioners
City and County Bldg.
Salt Lake City, Utah 84111

Salt Lake County Library Board
Administration Office
2197 East 7000 South
Salt Lake City, Utah 84121

LIST OF AFFECTED ENTITIES (Continued)

Salt Lake County Planning Commission
2033 South State Street
Salt Lake City, Utah 84115

Salt Lake County Sewerage Improvement District No. 1
12590 South 950 East
Draper, Utah 84020

Salt Lake County Water Conservancy District
3495 South 300 West
Salt Lake City, Utah 84115

Sandy City Mayor's Office
City Hall
800 East 100 North
Sandy, Utah 84070

Sandy Suburban Improvement District
9215 South 700 East
Sandy, Utah 84070

Salt Lake City
Mayors Office
City and County Building
Salt Lake City, Utah 84111

South Salt Lake County Mosquito Abatement District
7150 South 600 West
Midvale, Utah 84047

Taylorsville-Bennion Improvement District
1800 West 4700 South
Taylorsville, Utah 84118

Wasatch Front Regional Council
1500 South 420 West
Bountiful, Utah 84010

West Jordan City
Mayor's Office
1850 West 7800 South
West Jordan, Utah 84084

South Jordan City
Mayor's Office
1600 West 10400 South
South Jordan, Utah 84065

Central Utah Water Conservancy District
P.O. 427
Orem, Utah 84057

Kearns Improvement District
5401 South 4220 West
Kearns, Utah 84118

THE CITY OF WEST JORDAN, UTAH

A Municipal Corporation

RESOLUTION NO. 699

A RESOLUTION GIVING NOTICE OF INTENT TO AMEND
THE CITY'S ANNEXATION POLICY DECLARATION AND SCHEDULING A PUBLIC HEARING
PRIOR TO CONSIDERATION OF ANNEXATION OF THE
UTAH STATE RETIREMENT BOARD PROPERTY AND OTHER PROPERTIES
LOCATED AT APPROXIMATELY 8000 WEST 9400 SOUTH

Whereas, Utah State Retirement Board and others are the owners of the majority of the parcels of territory described below; and

Whereas, the Utah State Retirement Board and others are the owners of not less than one-third in value, as shown on the last assessments rolls, of the territory described below; and

Whereas, the Utah State Retirement Board and others have petitioned to the City for annexation of the territory described below; and

Whereas, the petition was accompanied by an accurate plat of the territory to be annexed, prepared under the supervision of a competent surveyor and certified by the surveyor; and

Whereas, the area of territory to be annexed consists of a parcel in excess of five acres; and

Whereas, state statute [Section 10-2-401 et seq, Utah Code Annotated] requires that a policy declaration be prepared relative to the proposed annexation and that a public hearing be held prior to the proposed annexation,

NOW, THEREFORE, IT IS RESOLVED BY THE CITY COUNCIL OF WEST JORDAN, UTAH:

Section 1. The City Council of West Jordan, Utah, hereby gives notice of its intent to amend the master Annexation Policy Declaration, as adopted by action of the West Jordan City Council on June 3, 1980, and as subsequently amended to reflect subsequent annexations.

Section 2. DESCRIPTION OF PROPERTY PROPOSED FOR ANNEXATION. The City Council has received a petition requesting the annexation to the City of the following described territory, located within the unincorporated area of Salt Lake County:

Beginning at the southwest quarter corner of Section 11, Township 3 South, Range 2 West, Salt Lake Base and Meridian, and running thence West along the south section of line of said Section 11 approximately 2652.825 feet to the southwest corner of said Section 11, which is also the southeast corner of Section 10, Township 3 South, Range 2 West, Salt Lake Base and Meridian, and running thence West along the south section line of said Section 10 approximately 5283.3 feet to the southwest corner of said Section 10, which is also the southeast corner of Section 9, Township 3 South, Range 2 West, Salt Lake Base and Meridian; thence West along the south section line of said Section 9 approximately 5276.7 feet to the southwest corner of said

Section 9; thence North along the west section line of said Section 9 approximately 2640 feet to the west quarter corner of said Section 9; thence North 30° 30' East along the western boundary of Salt Lake County Sidwell parcel #26-9-100-005 approximately 3087.01 feet to the northwest corner of said parcel #26-9-100-005; thence North along the western boundary of Salt Lake County Sidwell parcel #26-4-300-003 approximately 2639.87 feet to the northwest corner of said parcel #26-4-300-003; thence East along the north boundary of Salt Lake County Sidwell parcel #26-4-300-003 approximately 170 feet to the southwest corner of Salt Lake County Sidwell parcel #26-4-100-008; thence North along the western boundary of Salt Lake County Sidwell parcel #26-4-100-008 approximately 1453.41 feet to the northwest corner of said parcel #26-4-100-008, which is also the southwest corner of Salt Lake County Sidwell parcel #26-4-100-007; thence North along the western boundary of Salt Lake County Sidwell parcel #26-4-100-007 approximately 1192.05 feet to the northwest corner of said parcel #26-4-100-007, which is also the southwest corner of Salt Lake County Sidwell parcel #20-33-300-004; thence North 13° 08' 53" East northeasterly along the western boundary of said parcel #20-33-300-004 approximately 1256.24 feet to the northwest corner of parcel #20-33-300-004; thence East along the northern boundary of said parcel #20-33-300-004 approximately 247.8 feet to the northeast corner of said parcel #20-33-300-004; thence East approximately 3000 feet to the west section line of Section 34, Township 2 South, Range 2 West, Salt Lake Base and Meridian; thence North along the west section line of Section 34 approximately 1352.44 feet to the west quarter corner of said Section 34; thence East approximately 5285.28 feet to the east section line of said Section 34, which point is also the east quarter corner of said Section 34; thence South along the said east section line of Section 34 approximately 2640 feet to the southeast corner of said Section 34, which is also the northeast corner of Section 3, Township 3 South, Range 2 West; thence South along the east section line of said Section 3 approximately 5290 feet to the southeast corner of said Section 3, which is also the northwest corner of Section 11, Township 3 South, Range 2 West, Salt Lake Base and Meridian; thence East along the north section line of the said Section 11 approximately 2658.91 feet to the north quarter corner of said Section 11; thence South approximately 5230.44 feet to the south section line of said Section 11, which is also the south quarter corner of said Section 11, which is the point of beginning. (Contains approximately 3042 acres)

The petition has been accompanied by an accurate plat of such territory, prepared under the supervision of the City Engineer, certified by him, and filed in the office of the City Recorder.

Section 3. ANNEXATION STANDARDS. The City Council finds that the proposed annexation meets the following annexation standards:

1. The area to be annexed to the City is contiguous to existing City boundaries.
2. The area to be annexed to the City lies within the area projected for municipal expansion under the City's master Annexation Policy Declaration, as adopted on June 3, 1980.

3. The area to be annexed is not included within the boundaries of any other municipality.
4. The annexation will not leave any islands of unincorporated area.
5. A portion of the area proposed for annexation is included within the Salt Lake County Sewage District No. 1 service area. However, District No. 1 currently provides no services to the area, even though a property tax mill levy is assessed against the real property located within the boundaries of the district.
6. The area is being annexed for the purpose of furthering development of the area and the logical expansion of the City.
7. The petition herein-filed contains the signatures of the owners of a majority of the parcels of property to be annexed and of better than one-third of the assessed valuation of property to be annexed.

Section 4. IMPACT OF THE ANNEXATION. The area surrounding the territory to be annexed is presently used primarily for dry farming purposes. The land-owners intend to develop the territory proposed for annexation for residential, agricultural, commercial and industrial uses. A zoning classification of A-20 (Agricultural, 20-acre minimum lot size) under the West Jordan Zoning Ordinance is proposed for the interim zoning of the territory. At the present time, no municipal services are being furnished to the area by Salt Lake County and the other affected entities. Portions of the territory proposed for annexation are included within the Salt Lake County Sewage District No. 1 special service district. However, no sewer lines or sewer services are being provided to the said territory. The annexation will not necessarily affect the inclusion or exclusion of the territory within that special service district. Upon annexation, the City will extend to the annexed territory police and fire protection and other administrative municipal services. Water lines, sewer lines and flood-control facilities will be extended into the annexed area upon development, at the developer's expense, as per existing City ordinance. The providing of the administrative municipal services will be financed from general tax revenues (including property tax) and other revenue sources within the City's general fund. All current tax levies upon the territory proposed for annexation will remain on the property. Anticipated revenues of any affected entities will not be materially affected by the annexation. Annexation to the City will subject the annexed territory to the City's property tax mill levy (currently 11.39 mills).

Section 5. PUBLIC HEARING SCHEDULED. The City Council will hold a public hearing on June 24, 1986, at the hour of 6:30 p.m., to receive comment prior to considering adoption of ordinances annexing and zoning the territory. The City Recorder is hereby authorized and directed to cause to be published, in a newspaper of general circulation in the city, a notice in substantially the following form:

**CITY OF WEST JORDAN
NOTICE OF PUBLIC HEARING**

A public hearing will be held on June 24, 1986, at 6:30 p.m. in the West Jordan City Council chambers, 1650 West 7800 South, West Jordan, Utah, for the purpose of receiving public comment prior to considering adoption of ordinances annexing to the City approximately

3000 acres of real property at 8000 West 9400 South in Salt Lake County and zoning such territory to be in zone classification A-20 (Agricultural, 20-acre minimum lot size).

The City Recorder is directed to cause to be posted in at least one public location in the City at least one copy of this Resolution. When so posted and published, and when a copy of this Resolution has been sent to the affected entities designated in Section 6, below, the "public notice" shall be deemed complete and no further publication or posting shall be necessary. If, following the June 24th hearing, no "written protests" have been filed with the City Recorder by an affected entity within five days following the public hearing, the City Council shall consider adoption of an ordinance annexing the territory to the City.

Section 6. NOTIFICATION OF AFFECTED ENTITIES. The City Recorder is directed and authorized to forward to the following entities a copy of this Resolution:

1. Salt Lake County Boundary Commission
2. Salt Lake County Commission
3. Salt Lake County Planning Commission
4. Salt Lake County Water Conservancy District
5. Salt Lake County Library Board
6. Salt Lake County Mosquito Abatement District
7. Jordan School District
8. Central Utah Water Conservancy District
9. Hansen Planetarium Fund
10. Hogle Zoo
11. City of South Jordan
12. Salt Lake County Sewage District No. 1

Section 7. This Resolution shall take effect immediately.

Adopted by the City Council of West Jordan, Utah, this 20th day of May, 1986.

[Signature]
DAVID S. FLOREK
Mayor Pro Tempore

ATTEST:

[Signature]
SHERRY BARROWS
City Recorder

