

ORDINANCE NO. 2024-06

**AN ORDINANCE APPROVING THE BALLERINA FARM ANNEXATION AND
DESIGNATING ZONING TO APPLY TO THE ANNEXATION PROPERTY**

WHEREAS, the owners of certain real property, described below, have petitioned to annex such real property into the corporate limits of Kamas City, Summit County, Utah; and

WHEREAS, said real property is an unincorporated area contiguous to the boundaries of Kamas City and the annexation thereof will not leave or create an unincorporated island or peninsula; and

WHEREAS, on June 25, 2024, the Kamas City Council accepted such petition for annexation for further consideration in accordance with Section 10-2-405(1)(a)(i)(B) of the Utah Code; and

WHEREAS, on July 15, 2024, the Kamas City Clerk certified such petition for annexation in accordance with Section 10-2-405(2) of the Utah Code; and

WHEREAS, on July 15, 2024, a copy of the public notice of the certification of such petition for annexation was mailed to the Summit County Council and the Summit County Clerk in accordance with Section 10-2-405(2)(c)(i) of the Utah Code; and

WHEREAS, public notice of the certification of such petition for annexation was published on the Utah Public Notice website on July 15, 2024; and

WHEREAS, public notice of a meeting of the Kamas City Council on August 27, 2024, in order to hold a public hearing regarding such petition for annexation was published on the Utah Public Notice website, Kamas Post Office, Kamas City Hall, and Kamas City website on August 14, 2024; and

WHEREAS, an agenda for the August 27, 2024 Kamas City Council meeting was posted on the Utah Public Notice website, Kamas Post Office, Kamas City Hall, and Kamas City website at least twenty-four hours prior to such meeting, which agenda included the holding of a public hearing and consideration of such petition for annexation by the Kamas City Council; and

WHEREAS, on August 27, 2024, the Kamas City Council held a public hearing regarding such petition for annexation; and

WHEREAS, the Kamas City Clerk did not receive any timely protests to such petition for annexation in accordance with Section 10-2-407(2) of the Utah Code;

NOW THEREFORE, be it ordained by the Kamas City Council as follows:

Section 1: The real property, more particularly described in Section 2 below, is hereby annexed to Kamas City, Utah, and the corporate limits of Kamas City are hereby extended accordingly.

Section 2: The real property, which is the subject of this Ordinance namely Ballerina Farm is described as follows:

SEE EXHIBIT A ATTACHED HERETO

Section 3: The real property described in Section 2 above shall be classified as listed below as set forth in the Kamas Municipal Code.

CD-618, CD-580-A, CD-580, and CD-581: A-5 Agriculture

CD-577-X: Public Facility

CD-582-A: Agricultural Tourism

Section 4: A certified copy of this Ordinance and an original plat describing the real property so annexed shall be recorded in the office of the Summit County Recorder within thirty (30) days after the date this Ordinance is adopted.

Section 5: The annexation set forth herein is subject to the following conditions:

THIS ORDINANCE shall take effect as and when provided by Utah Code Title 10, Chapter 2, Part 4.

PASSED and ADOPTED by the Kamas City Council on the 27th day of August, 2024.

	AYE	NAY
Councilor Monica Blazzard	_____	_____
Councilor David Darcey	_____	_____
Councilor Leslie Staples	_____	_____

Councilor Jessica Bateman _____

Councilor Larry Gines _____

KAMAS CITY

Matt McCormick, Mayor

ATTEST:

Kim Peacock, City Recorder

EXHIBIT A

BALLERINA FARMS ANNEXATION BOUNDARY DESCRIPTION

BEGINNING AT A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF SR 248, SAID POINT BEING S57°07'48"E 53.39 FEET FROM THE NORTH QUARTER CORNER OF SECTION 19, TOWNSHIP 2 SOUTH, RANGE 6 EAST, SALT LAKE BASE AND MERIDIAN (BASIS OF BEARINGS BEING S89°07'30"W 2660.80 FEET BETWEEN THE NORTH QUARTER AND NORTHWEST CORNERS OF SAID SECTION 19); THENCE S89°51'44"E 1042.00 FEET ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE; THENCE S00°23'28"E 369.58 FEET TO A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF 200 SOUTH STREET; THENCE N68°18'27" 993.83 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF 200 NORTH STREET TO A POINT ON SAID SOUTHERLY RIGHT-OF-WAY LINE OF SR 248; THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF SR 248 THE FOLLOWING SIX COURSES: (1) S89°51'44"E 388.33 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 1859.86 FEET, AND TO WHICH POINT A RADIAL LINE BEARS N08°53'39"W; (2) 416.23 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 12°49'21", WITH A CHORD BEARING AND DISTANCE OF S74°41'41"W 415.36 FEET; (3) S68°17'00"W 100.64 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 666.20 FEET, AND TO WHICH POINT A RADIAL LINE BEARS N21°43'00"W; (4) 254.25 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 21°52'00", WITH A CHORD BEARING AND DISTANCE OF N79°13'00"E 252.71 FEET; (5) S89°51'00"E 541.66 FEET; (6) N00°36'34"W 152.86 FEET TO A POINT ON THE KAMAS CITY BOUNDARY (SEE ANNEXATION PLAT ENTRY NO. 735242); THENCE ALONG SAID KAMAS CITY BOUNDARY THE FOLLOWING TWO COURSES: (1) N89°38'04"E 359.44 FEET; (2) S00°12'43"E 1288.36 FEET TO A POINT ON THE SOUTHERLY LINE OF PARCEL CD-618; THENCE S89°07'43"W 391.50 FEET ALONG SAID SOUTHERLY BOUNDARY OF PARCEL CD-618 TO A POINT OF THE APPARENT SECTION LINE; THENCE S00°09'12"E 1433.11 FEET ALONG SAID SECTION LINE TO A FENCE CORNER ON THE QUARTER SECTION LINE AS SHOWN ON RECORD OF SURVEY NO. 6438; THENCE S89°52'48"W 1957.51 FEET ALONG SAID QUARTER SECTION LINE; THENCE N00°17'56"W 2055.70 FEET ALONG THE WESTERLY BOUNDARY LINE OF PARCEL CD-581, SAID COURSE BEING COINCIDENT WITH AN EXISTING FENCE LINE TO A POINT ON THE APPARENT SOUTHERLY RIGHT-OF-WAY LINE OF 200 WEST STREET; THENCE S67°52'57"W 724.85 FEET ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE; THENCE N00°48'35"E 900.37 FEET ALONG THE WESTERLY BOUNDARY LINE OF PARCEL CD-582-A TO THE POINT OF BEGINNING.
CONTAINS 138.54 ACRES