



"NOTICE OF PROPOSED INCORPORATION AND FIRST PUBLIC HEARING

You have received this notice because you reside or own property within an area proposed for incorporation, or an area within 300 feet of an area proposed for incorporation.

The first public hearing in relation to the proposed incorporation will be held on Tuesday April 8th, 2025, at 6:00 PM at 25 N. Main Street Heber City, Utah.

The purpose of the first public hearing is to provide information regarding the proposed incorporation, the incorporation process, including the process for deciding whether to incorporate, and certain rights you may have in relation to the proposed incorporation. A specified landowner, as defined in Utah Code Section [10-2a-204.5](#), may, within 30 days after the day of the public hearing, request that the county clerk exclude all or part of the specified landowner's land from the area proposed for incorporation. A specified landowner may not request exclusion after the end of the 30-day period. Any owner of land within a county where the area proposed for incorporation is located may, within 30 days after the day of the public hearing, request that the county clerk include all or part of that land in the area proposed for incorporation. An owner of land may not request inclusion after the end of the 30-day period.

Please contact Joey Granger (435-657-3191, jgranger@wasatch.utah.gov) or Jerry Jones with the Wasatch County Clerk/Auditor's office (435-657-3243, jerryjones@wasatch.utah.gov) with any questions.

The legal description of the area proposed for the incorporation is as follows:

River View Town Description

Beginning at a point being South 131.136 feet and East 903.555 feet from the 2005 Wasatch County Brass Cap Monument for Northwest Corner of Section 6, Township 4 South, Range 5 East, Salt Lake Base and Meridian (Basis of Bearings is the NAD83 Utah Central Zone Bearings);

Thence North 89° 24' 40" West 2722.439 feet; Thence North 89° 13' 55" West 314.720 feet; Thence North 89° 08' 24" West 397.012 feet; Thence North 89° 49' 52" West 329.090 feet; Thence North 89° 06' 42" West 329.178 feet; Thence South 88° 57' 23" West 74.720 feet; Thence South 89° 51' 38" West 51.030 feet; Thence North 86° 40' 37" West 47.750 feet; Thence South 88° 43' 48" West 15.900 feet; Thence South 88° 42' 33" West 38.840 feet; Thence North 88° 45' 17" West 143.940 feet; Thence North 89° 27' 26" West 139.200 feet; Thence North 86° 38' 48" West 72.920 feet; Thence North 84° 35' 29" West 50.990 feet; Thence North 89° 12' 05" West 16.490 feet; Thence South 56° 45' 18" West 7.999 feet; Thence North 82° 42' 10" West 39.570 feet; Thence North 89° 12' 05" West 105.390 feet; Thence 483.578 feet along the arc of 1300.000-foot radius curve to Right thru a central angle of 21° 18' 47" (Chord bears North 75° 55' 05" West 480.795); Thence North 06° 10' 00" East 419.489 feet; Thence North 39° 56' 22" West 257.500 feet; Thence North 13° 02' 20" East 510.864 feet; Thence North 35° 20' 46" East 182.970 feet; Thence North 05° 42' 03" East 404.940 feet; Thence North 01° 31' 54" West 458.260 feet; Thence North 22° 28' 17" West 333.260 feet; Thence North 45° 42' 59" East 221.710 feet; Thence North 19° 47' 59" East 76.080 feet; Thence North 65° 25' 16" East 83.760 feet; Thence North 38° 55' 02" East 36.170 feet; Thence North 01° 41' 02" West 141.570 feet; Thence North 77° 25' 41" East 24.490 feet; Thence North 23° 58' 40" East 79.560 feet; Thence North 11° 33' 45" West 258.710 feet; Thence North 31° 04' 23" West 178.790 feet; Thence North 00° 34' 43" East 655.410 feet; Thence North 11° 57' 24" West 196.360 feet; Thence North 19° 22' 21" East 106.360 feet; Thence North 00° 00' 00" East 678.825 feet; Thence North 89° 36' 09" East 479.982 feet; Thence North 00° 36' 27" East 997.065 feet; Thence North 89° 22' 10" West 1.747 feet; Thence North 00° 15' 33" East 685.570 feet; Thence South 89° 12' 00" East 223.675 feet; Thence North 04° 46' 32" East 301.431 feet; Thence North 05° 35' 45" West 484.680 feet; Thence North 01° 10' 12" East 495.800 feet; Thence North 17° 32' 10" East 724.290 feet; Thence North 40° 02' 52" East 824.850 feet; Thence North 42° 45' 38" East 75.220 feet; Thence North 30° 15' 14" East 418.400 feet; Thence North 68° 13' 29" East 185.530 feet; Thence North 02° 32' 43" East 208.537 feet; Thence North 89° 22' 57" East 245.838 feet; Thence North 50° 24' 21" East 553.963 feet; Thence North 00° 48' 00" East 311.652 feet; Thence South 89° 22' 57" West 2020.828 feet; Thence North 26° 11' 45" East 358.938 feet; Thence North 33° 39' 12" East 352.693 feet; Thence North 85° 39' 31" West 198.500 feet; Thence North 86° 36' 17" West 65.100 feet; Thence North 85° 14' 17" West 295.400 feet; Thence North 87° 14' 10" West 32.721 feet; Thence 34.167 feet along the arc of a 540.000-foot radius curve to the Left thru a central angle of 3° 37' 31" (Chord bears North 23° 26' 10" East 34.161 feet); Thence North 21° 37' 30" East 819.447 feet; Thence South 89° 48' 57" West 437.231 feet; Thence North 00° 11' 03" West 1203.180 feet; Thence North 89° 24' 02" East 1323.560 feet; Thence North 00° 06' 27" West 2651.271 feet; Thence North 89° 00' 51" East 1325.818 feet; Thence South 00° 02' 52" East 262.238 feet; Thence South 00° 02' 16" West 309.671 feet; Thence South 00° 04' 17" East 1233.745 feet; Thence North 27° 51' 09" East 1276.694 feet; Thence North 41° 29' 13" East 398.400 feet; Thence North 65° 30' 50" East 515.961 feet; Thence North 02° 00' 58" West 187.477 feet; Thence North 00° 17' 59" East 2643.736 feet; Thence North 00° 15' 10" West

2663.910 feet; Thence North 00° 27' 42" West 2659.716 feet; Thence South 89° 11' 59" East 1886.729 feet; Thence 933.769 feet along the arc of a 5616.780-foot radius curve to the Left thru a central angle of 09° 31' 31" (Chord bears South 08° 27' 29" East 932.694 feet); Thence South 13° 14' 43" East 960.447 feet; Thence South 13° 14' 18" East 1666.846 feet; Thence South 62° 38' 08" East 139.623 feet; Thence South 00° 01' 51" West 1549.185 feet; Thence South 86° 59' 25" West 339.278 feet; Thence South 85° 41' 07" West 153.230 feet; Thence North 22° 07' 38" West 116.610 feet; Thence North 20° 18' 44" West 47.693 feet; Thence South 69° 41' 16" West 478.204 feet; Thence North 89° 51' 53" West 442.922 feet; Thence South 20° 06' 42" West 39.840 feet; Thence South 06° 23' 44" West 232.410 feet; Thence South 09° 03' 27" East 123.950 feet; Thence South 18° 16' 28" West 58.810 feet; Thence South 35° 09' 26" West 58.640 feet; Thence South 16° 37' 39" West 14.360 feet; Thence South 27° 15' 51" East 27.280 feet; Thence South 08° 30' 32" West 64.540 feet; Thence South 33° 13' 41" West 101.560 feet; Thence South 05° 25' 36" East 83.440 feet; Thence South 08° 52' 06" West 15.770 feet; Thence South 37° 44' 22" West 18.430 feet; Thence South 53° 13' 55" West 40.910 feet; Thence South 09° 57' 01" West 6.820 feet; Thence South 00° 52' 31" West 67.718 feet; Thence South 07° 57' 40" West 88.820 feet; Thence South 07° 42' 24" West 92.710 feet; Thence South 07° 47' 50" West 142.800 feet; Thence South 07° 40' 23" West 313.060 feet; Thence South 31° 03' 12" West 135.110 feet; Thence South 32° 19' 52" West 120.860 feet; Thence South 25° 37' 11" West 90.880 feet; Thence South 01° 32' 30" East 120.946 feet; Thence North 89° 26' 21" East 1231.168 feet; Thence North 89° 41' 58" East 146.280 feet; Thence North 88° 56' 10" East 139.390 feet; Thence South 88° 09' 48" East 92.660 feet; Thence North 88° 58' 14" East 197.930 feet; Thence North 89° 26' 17" East 186.493 feet; Thence South 23° 28' 17" East 117.554 feet; Thence South 27° 59' 59" East 285.040 feet; Thence South 19° 58' 08" East 251.110 feet; Thence South 20° 08' 33" East 225.402 feet; Thence North 69° 51' 27" East 148.867 feet; Thence North 84° 58' 45" East 170.913 feet; Thence South 18° 07' 15" East 129.353 feet; Thence South 31° 02' 43" East 110.000 feet; Thence South 47° 32' 43" East 110.000 feet; Thence South 25° 52' 43" East 132.000 feet; Thence South 61° 52' 43" East 120.00 feet; Thence South 31° 52' 43" East 130.000 feet; Thence South 83° 17' 21" East 111.000 feet; Thence South 27° 28' 55" East 120.990 feet; Thence South 70° 00' 17" West 398.580 feet; Thence South 24° 49' 23" East 150.130 feet; Thence North 68° 42' 08" East 24.240 feet; Thence South 18° 56' 20" East 154.680 feet; Thence South 63° 59' 57" West 67.850 feet; Thence South 32° 00' 30" East 615.350 feet; Thence South 32° 01' 37" East 1099.619 feet; Thence South 31° 57' 57" East 655.860 feet; Thence South 57° 57' 59" West 150.000 feet; Thence South 32° 02' 01" East 1822.523 feet; Thence North 89° 58' 25" East 176.030 feet; Thence South 31° 50' 57" East 744.123 feet; Thence 1829.847 feet along the arc of a 2914.900-foot radius curve to the Right thru a central angle of 35° 58' 04" (Chord bears South 16° 07' 31" East 1799.949 feet); Thence South 01° 51' 18" West 1340.630 feet; Thence 489.803 feet along the arc of a 6950.494-foot radius curve to the Right thru a central angle of 4° 02' 16" (Chord bears South 3° 52' 25" West 489.702 feet); Thence North 88° 05' 40" East 304.855 feet; Thence South 00° 22' 22" West 99.128 feet; Thence South 88° 21' 36" West 163.599 feet; Thence South 00° 38' 56" East 133.470 feet; Thence North 89° 26' 11" West 167.548 feet; Thence 301.110 feet along the arc of a 6925.600-foot radius curve to the Right thru a central angle of 2° 29' 28" (Chord bears South 8° 59' 35" West 301.087 feet); Thence South 10° 16' 52" West 1857.432 feet; Thence 654.507 feet along the arc of a 5804.430-foot radius curve to the Right thru a central angle of 6° 27' 38" (Chord bears South 13° 21' 19" West 654.160 feet); Thence South 16° 35' 08" West 109.066 feet; Thence North 77° 35' 10" West 528.784 feet; Thence North 88° 55' 08" West 357.833 feet; Thence North 89° 13' 24" West 967.136 feet;

Thence South 00° 42' 19" West 666.696 feet; Thence North 89° 19' 35" West 661.370 feet;
Thence North 00° 40' 25" East 46.130 feet; Thence North 89° 19' 35" West 704.580 feet; Thence
South 00° 25' 01" West 260.261 feet; Thence North 89° 12' 00" West 984.680 feet; Thence South
00° 48' 00" West 1097.738 feet; Thence South 75° 47' 43" West 1081.858 feet; Thence South 00°
04' 22" West 633.350 feet; Thence South 00° 28' 12" West 998.480 feet; Thence South 00° 27'
39" West 509.910 feet to the Point of Beginning.

Contains 3,444.2001 Acres or 150,029,356 Square Feet, more or less.