

**MINUTES
BOX ELDER COUNTY COMMISSION
JUNE 11, 2025**

The Board of County Commissioners of Box Elder County, Utah met in an Administrative/Operational Session at the County Courthouse, 01 South Main Street in Brigham City, Utah at 4:45 p.m. on **June 11, 2025**. The following members were present:

Boyd Bingham	Chairman
Lee Perry	Commissioner
Tyler Vincent	Commissioner
Marla R. Young	Clerk

The following items were discussed:

1. Agenda Review/Supporting Documents
2. Commissioners' Correspondence
3. Staff Reports – Agenda Related
4. Correspondence

The Administrative/Operational Session adjourned at 4:47 p.m.

The regular session was called to order by Chairman Bingham at 5:00 p.m. with the following members present, constituting a quorum:

Boyd Bingham	Chairman
Lee Perry	Commissioner
Tyler Vincent	Commissioner
Marla Young	County Clerk

The prayer was offered by Commissioner Perry.

The Pledge of Allegiance was led by Auditor Shirlene Larsen.

APPROVAL OF MINUTES

THE MINUTES OF THE REGULAR MEETING OF MAY 28, 2025 WERE APPROVED AS WRITTEN ON A MOTION BY COMMISSIONER VINCENT, SECONDED BY COMMISSIONER PERRY AND UNANIMOUSLY CARRIED.

ATTACHMENT NO. 1 - AGENDA

ADMINISTRATIVE REVIEW/REPORTS/FUTURE AGENDA ITEMS – COMMISSION

Commissioner Perry stated there will be a slight change to the agenda. They will move the citizen recognition to when the person arrives.

FORMER AGENDA ITEMS FOLLOW-UP – COMMISSIONERS

There were no Former Agenda Items discussed.

EMERGENCY MANAGEMENT ISSUES

There were no Emergency Management Issues discussed.

ARPA/LATCF

There were no ARPA/LATCF items discussed.

AUDITOR'S OFFICE

Presentation of 2024 Box Elder County Financial Audit- Jon Haderlie, Partner at Larson and Company, PC

Jon Haderlie of Larson and Company presented the 2024 Financial Audit. He stated that their opinion on the financial statements is a clean opinion. He said they look at internal controls and standards as part of the audit. He said there were no findings except a budgetary finding where the budget was not amended when the fund for the RDA exceeded the appropriations due to an increase in personal property at Procter and Gamble. The budget wasn't amended to be sure it was within the parameters of the budget.

PUBLIC HEARING

Agricultural Protection Area Public Hearing for Adams and Friends-Commissioners

Agricultural Protection Area Public Hearing for Munns-Commissioners

Agricultural Protection Area Public Hearing for Griffith-Commissioners

MOTION: Commissioner Vincent made a motion to open the public hearings for Adams and Friends, Munns, and Griffith Agricultural Protection Areas. The motion was seconded by Commissioner Perry and the hearings were opened.

DeAnna Hardy of Brigham City stated that most people aren't aware that they don't need an Ag Protection as their property is protected in the constitution. She said it is part of Agenda 21 because the government is hoping to benefit from the public's lack of knowledge. She spoke about voting by mail and how it violates the constitution. She said they may think an Ag Protection is good or right, but they can take property away.

MOTION: Commissioner Perry made a motion to close the public hearings regarding Agricultural Protection Areas. The motion was seconded by Commissioner Vincent and the hearings were closed.

CLERK'S OFFICE

Resolution #25-08 to Create an Agricultural Protection Area in the Harper Ward Area (Munns)

Clerk Marla Young explained the resolution is to approve the creation of an Agricultural Protection Area in the Harper Ward area.

MOTION: Commissioner Vincent made a motion to approve Resolution #25-08. The motion was seconded by Commissioner Perry and unanimously carried on a roll call vote of Chairman Bingham voting Yea, Commissioner Perry voting Yea, and Commissioner Vincent voting Yea.

ATTACHMENT NO. 2 - Resolution #25-08

Resolution #25-09 to Create an Agricultural Protection Area in the Harper Ward Area (Griffith)-Marla Young

Clerk Marla Young explained the resolution is to approve the creation of an Agricultural Protection Area in the Harper Ward area.

MOTION: Commissioner Perry made a motion to approve Resolution #25-09. The motion was seconded by Commissioner Vincent and unanimously carried on a roll call vote of Chairman Bingham voting Yea, Commissioner Perry voting Yea, and Commissioner Vincent voting Yea.

ATTACHMENT NO. 3 - Resolution #25-09

Resolution #25-10 to Create an Agricultural Protection Area in the Harper Ward Area (Adams and Friends)-Marla Young

Clerk Marla Young explained the resolution is to approve the creation of an Agricultural Protection Area in the Harper Ward area.

MOTION: Commissioner Perry made a motion to approve Resolution #25-10. The motion was seconded by Commissioner Vincent and unanimously carried on a roll call vote of Chairman Bingham voting Yea, Commissioner Perry voting Yea, and Commissioner Vincent voting Yea.

ATTACHMENT NO. 4 - Resolution #25-10

COMMISSIONERS

Distinguished Citizen Award-Sheriff Potter and Commissioner Perry

Commissioner Perry and Sheriff Potter recognized the heroic action of Weston Leatherow who took action to save Chris Pebley's Life. He explained the two were hunting west of Willard Bay when they had an accident and Chris was thrown from the boat. His leg was badly injured from the propeller. During the next 30 minutes before emergency response arrived, Weston got Chris back in the boat, communicated with the 911 operator, applied a tourniquet, managed an upset dog, and pushed the 20 foot boat sideways for about 250 yards in knee deep water while being close enough to Chris to try to keep him conscious.

Sheriff Potter and the Commissioners presented certificates and awards to Weston Leatherow for his heroic actions.

Brag Services in Box Elder County-Lucas Martin

Lucas Martin and Alyssa Jensen of Bear River Association of Governments gave an update on services they are providing. They reported the HEAT program increased from 298 applications to 441. They have experienced an increase in weatherization applications by 230%. They spoke about their assistance in helping citizens with tax returns, passenger trips for those that have disabilities or low income, assisting those with critical health or nutrition needs, rapid housing assistance, aging services, medicare enrollment and counseling, school field trips, and helping the homeless.

The Commissioners thanked them for the hard work and dedication they have to the citizens of the county.

Ordinance #626 Enact a .25% Increase to the Transient Room Tax for Tourist Search and Rescue-Commissioner Perry

Commissioner Perry explained that in the last legislative session the legislature amended the code to authorize counties of the second through sixth class to impose a transient room tax at a rate not to exceed 4.5%. Box Elder is a third class county, there would be a desire to impose a tax that will help pay for search and rescue and emergency services.

MOTION: Commissioner Perry made a motion to adopt Ordinance #626 enacting a .25 percent increase of the transient room tax. The motion was seconded by Commissioner Vincent and unanimously carried on a roll call vote of Chairman Bingham voting Yea, Commissioner Perry voting Yea, and Commissioner Vincent voting Yea.

ATTACHMENT NO. 5 - Ordinance #626

Formal Appointment of Josh Barson as the Director of Behavioral Health-Jordan Mathis

Jordan Mathis of Bear River Health Department introduced Josh Barson and recommended they formalize the recommendation for appointment for Josh Barson to oversee the behavioral health division. He gave some educational and professional background credentials for Mr. Barson.

MOTION: Commissioner Perry made a motion to approve the appointment of Josh Barson as the Director of Behavioral Health. The motion was seconded by Commissioner Vincent and unanimously carried on a roll call vote of Chairman Bingham voting Yea, Commissioner Perry voting Yea, and Commissioner Vincent voting Yea.

COMMUNITY DEVELOPMENT

Tremonton City - Request for Payment for CPF24-03-Scott Lyons

Community Development Director Scott Lyons explained they have received a request for reimbursement from Tremonton City from the Corridor Preservation fund on Project CPF24-03. The project was for joint planning with the county for transportation planning. They are asking for reimbursement of \$59,505.00. The original approved amount was \$60,000.

MOTION: Commissioner Vincent made a motion to approve the reimbursement to Tremonton City for Project #CPF24-03. The motion was seconded by Commissioner Perry and unanimously carried on a roll call vote of Chairman Bingham voting Yea, Commissioner Perry voting Yea, and Commissioner Vincent voting Yea.

TREASURER'S OFFICE

Waive Penalties and Interest on Delinquent Property Tax on Account # R0027408-Jodie Peck

Apryll Raehal spoke on behalf of her mother Jodie Peck. She explained the circumstances of her mother who is widowed and disabled. She explained that she fell behind on her taxes. She asked the Commission for forgiveness of the penalties and interest.

The Commissioners told Ms. Raehal and Ms. Peck about some tax relief programs and directed them to the Auditor's Office.

MOTION: Commissioner Perry made a motion to forgive the penalties and interest on account #R0027408. The motion was seconded by Commissioner Vincent and unanimously carried on a roll call vote of Chairman Bingham voting Yea, Commissioner Perry voting Yea, and Commissioner Vincent voting Yea.

HUMAN RESOURCES

URS/PEHP Remote Access Agreement #25-37-Jenica Stander

HR Manager Jenica Stander explained Agreement #25-37 is with URS/PEHP for data access compliance.

MOTION: Commissioner Vincent made a motion to approve Agreement #25-37. The motion was seconded by Commissioner Perry and unanimously carried on a roll call vote of Chairman Bingham voting Yea, Commissioner Perry voting Yea, and Commissioner Vincent voting Yea.

ATTACHMENT NO. 6 - Agreement #25-37

PUBLIC COMMENT (No action will be taken at this time)

Chairman Bingham reviewed the guidelines for public comment period.

DeAnna Hardy of Brigham City stated our property rights are not being protected when the government is adopting a Government Community General Plan which zoned property to what the government wants it zoned for. All representatives took an oath of office to support, obey, and defend the U.S. Constitution and the State Constitution and both are being ignored. Our government has been infiltrated by socialists and communists at the federal, state, and local levels. Zoning should only be permitted by the County Commissioners and not an unconstitutional, un-elected board. Ag Protection areas are another socialist program to control property owners. The Box Elder Committee of Liberty believes that Government Community General Plans and zoning by cities and counties; mandated by the Utah State Legislature, are part of the secret combinations set up to destroy property rights.

WARRANT REGISTER – COMMISSIONERS

The Warrant Register was signed and the following claims were approved: Claim numbers 126699 through 126798 in the amount of \$1,366,726.30 and 126799 in the amount of \$369,064.59

PERSONNEL ACTIONS/VOLUNTEER ACTION FORMS – COMMISSIONERS

Employee Name:	Department:	Change:	Effective Date:
CRAPSE, CINDY	SHERIFF'S OFFICE	REHIRE	6/1/2025
WEAVER, SHANE	ATTORNEY	REHIRE	6/10/2025
WEAVER, SHANE	ATTORNEY	SEPARATION	6/13/2025
BLAUER, SHAWN	SHERIFF'S OFFICE	COMPENSATION CHANGE	6/5/2025
RAMIREZ, RICHARD	ROAD DEPARTMENT	SEPARATION	6/5/2025
EDDINGTON, STEVEN	SHERIFF'S OFFICE	COMPENSATION CHANGE	6/21/2025
PHELPS, LLOYD DELL	FIRE MARSHAL	COMPENSATION CHANGE	6/1/2025
JORGENSEN, KAYDEN	FIRE MARSHAL	COMPENSATION CHANGE	6/1/2025

Employee Name:	Department:	Change:	Effective Date:
JENSEN, TIFFINE	FIRE MARSHAL	VOLUNTEER - DENIED	6/11/2025

CLOSED SESSION

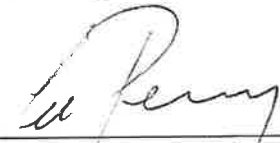
There was not a closed session.

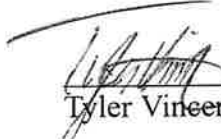
ADJOURNMENT

A motion was made by Commissioner Vincent to adjourn. Commissioner Perry seconded the motion, and the meeting adjourned at 6:10 pm.

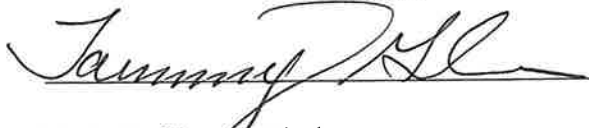
ADOPTED AND APPROVED in regular session this 9th day of July 2025.


Boyd Bingham, Chairman


Lee Perry, Commissioner


Tyler Vincent, Commissioner

ATTEST:


Marla R. Young, Clerk





COUNTY COMMISSION MEETING

Commission Chambers, 01 South Main Street, Brigham City, Utah 84302

Wednesday, June 11, 2025 at 5:00 PM

AGENDA

NOTICE: *Public notice is hereby given that the Box Elder County Board of County Commissioners will hold an Administrative/Operational Session commencing at 4:45 P.M. and a regular Commission Meeting commencing at 5:00 P.M. on Wednesday June 11, 2025 in the Commission Chambers of the Box Elder County Courthouse, 01 South Main Street, Brigham City, Utah. Please be advised that a member of the Board of Commissioners may not be present at the upcoming meeting in person, but may participate via phone or other electronic means.*

1. ADMINISTRATIVE / OPERATIONAL SESSION

- A. Agenda Review / Supporting Documents
- B. Commissioners' Correspondence
- C. Staff Reports

2. CALL TO ORDER 5:00 p.m.

- A. Invocation Given by: Commissioner Perry
- B. Pledge of Allegiance Given by: Auditor Shirlene Larsen
- C. Approve Minutes May 28, 2025

3. ADMINISTRATIVE REVIEW / REPORTS / FUTURE AGENDA ITEMS

4. FORMER AGENDA ITEMS

5. EMERGENCY MANAGEMENT ISSUES

6. ARPA/LATCF

7. AUDITOR'S OFFICE

- A. 5:08 Presentation of 2024 Box Elder County Financial Audit- Jon Haderlie, Partner at Larson and Company, PC

8. PUBLIC HEARING

- A. 5:23 Agricultural Protection Area Public Hearing for Adams and Friends-Commissioners
- B. 5:28 Agricultural Protection Area Public Hearing for Munns-Commissioners
- C. 5:33 Agricultural Protection Area Public Hearing for Griffith-Commissioners

9. CLERK'S OFFICE

- A. 5:38 Resolution #25-08 to Create an Agricultural Protection Area in the Harper Ward Area (Munns)
- B. 5:40 Resolution #25-09 to Create an Agricultural Protection Area in the Harper Ward Area (Griffith)-Marla Young

- C. 5:42 Resolution #25-10 to Create an Agricultural Protection Area in the Harper Ward Area (Adams and Friends)-Marla Young

10. COMMISSIONERS

- A. 5:44 Distinguished Citizen Award-Sheriff Potter and Commissioner Perry
- B. 5:50 Brag Services in Box Elder County-Lucas Martin
- C. 5:55 Ordinance #626 Enact a .25% Increase to the Transient Room Tax for Tourist Search and Rescue-Commissioner Perry
- D. 5:57 Formal Appointment of Josh Barson as the Director of Behavioral Health-Jordan Mathis

11. COMMUNITY DEVELOPMENT

- A. 6:00 Tremonton City - Request for Payment for CPF24-03-Scott Lyons

12. TREASURER'S OFFICE

- A. 6:02 Waive Penalties and Interest on Delinquent Property Tax on Account # R0027408-Jodie Peck

13. HUMAN RESOURCES

- A. 6:07 URS/PEHP Remote Access Agreement #25-37-Jenica Stander

14. PUBLIC COMMENT (No action will be taken at this time)

- A. Those wishing to make a public comment shall sign the comment roll and will be responsible for following the rules outlined in the County Commission Rules and Procedures.
- B. Speakers will have one, three (3) minute opportunity to speak regardless of the number of items they wish to address.
- C. Speakers shall address their comments to the County Commission only. This is a time to be heard, there will not be a back and forth dialogue with the Commissioners.
- D. Speakers may file copies of their remarks or supporting information with the County Clerk. The County Clerk will make the information available to the County Commission.

15. WARRANT REGISTER

16. PERSONNEL ACTIONS / VOLUNTEER ACTION FORMS / CELL PHONE ALLOWANCE

17. CLOSED SESSION

18. ADJOURNMENT

Prepared and posted this 6th day of June, 2025. Mailed to the Box Elder News Journal and the Leader on the 6th of June, 2025. These assigned times may vary depending on the length of discussion, cancellation of scheduled agenda times and agenda alteration. Therefore, the times are estimates of agenda items to be discussed. If you have any interest in any topic you need to be in attendance at 5:00 p.m.

A handwritten signature in black ink, appearing to read "Marla Young", with a large, stylized loop at the end.

Marla R. Young - County Clerk

Box Elder County

NOTE: Please turn off or silence cell phones and pagers during public meetings. This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made three (3) working days prior to this meeting. Please contact the Commission Secretary's office at (435) 734-3347 or FAX (435) 734-2038 for information or assistance.

PUBLIC HEARING

EVENT APA Griffith, Munns, Adams & friends DATE: June 11, 2025

NO

NAME

- 1 *Chrupie Bennett*
- 2 *David A. Phippen*
- 3 *Shirlene Larsen*
- 4 *Jenny Hill*
- 5 *Brenda Larsen*
- 6 *Susan Behring*
- 7 *Marci Haycock*
- 8 *Cindy Jensen*
- 9 *Michelle Peggler*
- 10 *Garylen Pebley*
- 11 *Wannetta Nesbitt*
- 12 *April R*
- 13 *Jodie Peck*
- 14 *Scott Lyons*
- 15 *Annika*
- 16 *Bearna Newbold*
- 17 *Alyssa Jensen*
- 18 *Lynnette Crockett*
- 19 *DeAnna Hardy*
- 20 *Janene J. Seal*
- 21 *Gay L. Seal*
- 22 *John R. Seal*
- 23 *John W. Seal*
- 24 *Jessica Stander*
- 25 *Kevin L. Seal*

PUBLIC HEARING

EVENT APA Griffith, Munns, Adams & friends DATE: June 11, 2025

NO

NAME

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Barbara Nerebuc

Kevin Potter

Shaun Thornley

Lucas Martin

Shawn Milne

Lisa Ashton



Doug Younger

Todd Ruck

Peeph Orton

Lilah Dunaway

Mozelle Orton

David Griffith

Terrie Griffith

Cory Powell

Son Haderlie

RESOLUTION NO. 25-08

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF BOX ELDER COUNTY, UTAH APPROVING A PROPOSAL TO CREATE AN AGRICULTURE PROTECTION AREA.

The Board of Commissioners of Box Elder County, Utah as the county legislative body of Box Elder County, Utah, referred to herein as the "County Commission" recite the following as the basis for adopting this Resolution:

- A. A proposal was filed by a landowner or landowners that a total of 148.66 acres of land in agriculture production located in Box Elder County be established and created as an agriculture protection area.
- B. Notice of the filing of the proposal was published pursuant to UCA Section 17-41-402 and all proposals for modification and objections were received by the County Commission.
- C. The County Commission referred the proposal and all proposed modifications and objections to the Box Elder County Agriculture Protection Area Advisory Board and the Box Elder County Planning Commission. Reports from each of these boards were received and reviewed by the County Commission.
- D. The County Commission conducted a public hearing pursuant to notice as required by UCA Section 17-41-304 and received public comment from all persons who appeared at the public hearing and spoke in favor or against the proposal, any proposed modifications to the proposal or the recommendations of the Advisory Board and the Planning Commission
- E. The County Commission has considered all of the reports, comments and information provided to it and has considered whether the land within the proposed agriculture protection area is currently being used for agriculture production, whether the land is zoned for agriculture use, whether the land is viable for agriculture production, the extent and nature of existing or proposed farm improvements and anticipated trends in agricultural and technological conditions that might affect the proposed agriculture protection area.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of Box Elder County, Utah:

Section 1. Agriculture Protection Area Created. The following land is hereby created and established as an agriculture protection area pursuant to Utah Code Annotated Title 17, Chapter 41:

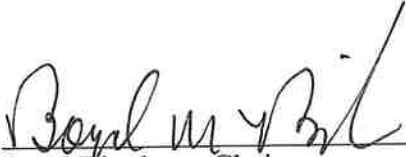
(See Attachment A)



Section 2. Notice of Creation of Agriculture Protection Area. The Box Elder County Clerk shall maintain on file a copy of this Resolution within ten days from the adoption of this Resolution in order to give constructive notice of the existence of this agriculture protection area as provided in Utah Code Annotated Section 17-41-304.4. The Box Elder County Clerk shall also provide a copy of this Resolution to the Box Elder County Planning Commission within ten days from the date hereof. The Box Elder County Clerk is further ordered to send a copy of this Resolution, with the stamp of the County Clerk of deeds, to the Utah Commissioner of Agriculture within ten days after recordation of this Resolution.

Section 3. Effective Date. This Resolution shall take effect immediately upon adoption.

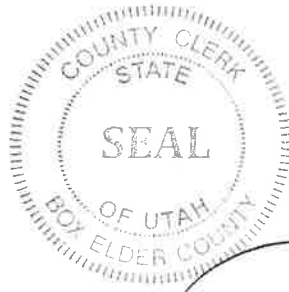
PASSED AND ADOPTED this 11th day of June, 2025.



Boyd Bingham, Chairman


Lee Perry, Commissioner


Tyler Vincent, Commissioner

ATTEST:




Marla R. Young, Clerk

Acknowledgment

State of Utah)

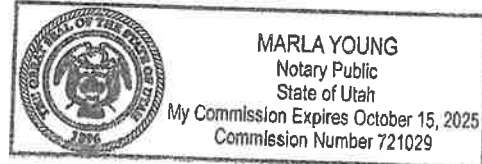
County of ^SBox Elder)

On this 11th day of June, in the year 2025, before me, Marla R. Young notary
date month year notary public name

public, personally appeared Boyd Bingham, proved on the basis of satisfactory
name of document signer
evidence to be the person(s) whose name(s) (is/are) subscribed to this instrument, and acknowledged
(he/she/they) executed the same.

Witness my hand and official seal.

Marla R. Young
(notary signature)



(seal)

Attachment A

03-066-0060

A PART OF THE NW QUARTER OF SEC 1, T 9N, R 2W, SLBM. BEG AT A POINT IN AN EXISTING FENCE LINE ON THE WESTERLY R/W LINE OF STATE HIGHWAY 38, LOCATED 1465.78 FEET S 00°14'48" E ALONG THE CENTER SECTION LINE OF SAID SEC 1 AND 384.68 FEET N 89°08'45" W AND 89.79 FEET N 88°20'20" W AND N 25°20'21" W (ALONG SAID HIGHWAY 38) 375 FEET FROM THE NORTH QUARTER CORNER OF SAID SECTION. RUNNING THENCE ALONG SAID HIGHWAY 38 N 25°20'12" W 207.67 FEET, M/L, TO THE SE CORNER OF THE KATHRYN BUCK PROPERTY, THENCE N 89°37'46" W 983.84 FEET, M/L TO THE EAST BOUNDARY LINE OF THE BOX ELDER COUNTY PROPERTY, PREVIOUSLY THE U.L.C.R.R. THENCE S 00°21'11" W 352.86 FEET, THENCE S 89°37'46" E 700.00 FEET, THENCE N 66°27'31" E 408.91 FEET TO THE POB.

03-067-0031

A PART OF THE NW QUARTER OF SEC 1 AND PART OF THE NE QUARTER OF SEC 2, T 9N, R 2W OF THE SLBM. BEG AT A POINT ON THE WEST RIGHT-OF-WAY LINE OF THE BOX ELDER COUNTY PROPERTY, PREVIOUSLY THE U.L.C.R.R., LOCATED 1441.51 FEET S 00°14'48" E ALONG THE CENTER SECTION LINE OF SAID SEC 1 AND 1776.64 FEET S 90°00'00" W FROM THE N QUARTER CORNER OF SAID SEC 1. RUNNING THENCE N 89°17'56" W 3200.00 FEET, M/L, TO THE EAST RIGHT-OF-WAY LINE OF THE O.S.L.R.R., THENCE N 28°01'03" W ALONG SAID R/W LINE 166.57 FEET, THENCE S 89°37'46" E 3280.00 FEET, M/L, TO THE WEST R/W LINE OF SAID BOX ELDER COUNTY PROPERTY, THENCE S 00°40'10" W 165.00 FEET TO THE POB.

03-066-0046

A PART OF N/2 OF SEC 1 & 2 T9N R2W SLM: BEG AT A PT LOC 927.2 FT S & 1692.4 FT W OF NE COR OF NW/4 OF SD SEC 1 SD POB BEING ON GRANTORS S PROP LINE & E/L OF BE CO PROP (FORMERLY UIC), N 1°34' E 330.0 FT ALG SD LINE N 87°05' E 800.0 FT M/L TO W/L OF SR 69, NELY ALG SD LINE TO GRANTORS N PROP LINE, S 88°48' W 1770 FT M/L TO A PT 58 FT S & 137.9 FT W OF NE COR OF SEC 2, N 58 FT TO N/L OF SD SEC 2, W 2680 FT M/L TO E/L OF OSLRR, SELY ALG SD LINE TO GRANTORS S PROP LINE, E 1700 FT M/L TO F ROHLAND MUNNS PROP (03-067-0014), N 354.75 FT, E 728.75 FT TO E/L OF SD SEC 2, S 89°15' E 947.6 FT M/L TO POB.

LESS: BE CO PROP (FORMERLY UIC).

LESS 03-066-0045 COM AT N/4 COR OF SEC 01 T09N R02W SLM A FOUND BRASS CAP, S85°25'32"W A DISTANCE OF 987.02 FT TO PT ON WLY R/W/L OF STATE HWY 38 SD PT BEING TRUE POB, ALG SD PARCEL FOLLOWING (4) FOUR COURSES: 1) S11°45'22"E ALG WLY R/W/L OF STATE HWY 38 A DISTANCE OF 101.87 FT 2) S89°14'57"W 383.93 FT, 3) N00°45'03"W 100.00 FT, 4) N89°14'57"E 364.49 FT TO POB WHICH LIES ON THE SD WLY R/W/L OF STATE HWY 38 SD PT LIES S86°36'24"E 1650.58 FT FRM NW COR OF SEC 01 T09N R02W SLM A FOUND IRON PIPE. TOGETHER WITH R/W FOR INGRESS AND EGRESS TO HWY 38 ACROSS & THROUGH THE PROPERTY.

03-066-0059

A PART OF THE NW QUARTER OF SEC 1 AND PART OF THE NE QUARTER OF SEC 2, T 9N, R 2W, SLBM. BEG AT A POINT ON THE WEST R/W LINE OF THE BOX ELDER COUNTY PROPERTY, PREVIOUSLY THE U.L.C.R.R., LOCATED 1441.51 FEET S 00°14'48" E ALONG THE CENTER SECTION LINE OF SAID SEC 1 AND 1776.64 FEET S 90°00'00" W AND 165.00 FEET N 00°40'10" E FROM THE N QUARTER CORNER OF SAID SEC 1. RUNNING THENCE N 89°37'46" W 1583.00 FEET, THENCE N 00°40'10" E 371.25 FEET, THENCE S 89°37'46" E 1583.00 FEET, M/L, TO THE WEST BOUNDARY LINE OF THE SAID BOX ELDER COUNTY PROPERTY, THENCE S 00°40'10" W 371.25 FEET TO THE POB.

03-066-0061

A PART OF THE NW QUARTER OF SEC 1, T 9N, R 2W, SLBM. BEG AT A POINT IN AN EXISTING FENCE LINE ON THE WESTERLY R/W LINE OF STATE HIGHWAY 38 LOCATED 1465.78 FEET S 00°14'48" E ALONG THE CENTER SECTION LINE OF SAID SEC 1 AND 384.68 FEET N 89°08'45" W AND 89.79 FEET N 88°20'20" WEST FROM THE NORTH QUARTER CORNER OF SAID SECTION. RUNNING THENCE N 25°20'21" W 375.00 FEET ALONG SAID WEST R/W LINE OF SAID HIGHWAY 38, THENCE S 66°27'31" W 408.91 FEET, THENCE N 89°37'46" W 700.00 FEET, M/L TO THE EAST BOUNDARY LINE OF THE BOX ELDER COUNTY PROPERTY, PREVIOUSLY THE U.L.C.R.R., THENCE S 00°21'01" W 165 FEET, M/L TO THE NORTH LINE OF THE DOUGLAS ADAMS PROPERTY, THENCE S 89°17'56" E 1236.45 FEET TO THE POB.

03-067-0016

THAT PART OF THE FOLLOWING TRACT LYING E OF THE OSLRR: BEG AT SW COR OF GEORGE GRAEHL'S CLAIM IN SEC 02 T09N R02W SLM, S 17 CHS 25 LKS, W 40 CHS, N 17 CHS 25 LKS, E 40 CHS TO BEG.

Munns Ag Protection Zone - Harper Ward



**BOX
ELDER
COUNTY**



This is neither a plat nor a survey. It is furnished merely as a convenience to aid you in locating the land indicated hereon with reference to streets and other land. No liability is assumed by reason of any reliance hereon.

- Munns Ag Protect Parcels
- Railroads
- Roads
- Highway
- County B
- County D
- City
- Private



RESOLUTION NO. 25-09

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF BOX ELDER COUNTY, UTAH APPROVING A PROPOSAL TO CREATE AN AGRICULTURE PROTECTION AREA.

The Board of Commissioners of Box Elder County, Utah as the county legislative body of Box Elder County, Utah, referred to herein as the "County Commission" recite the following as the basis for adopting this Resolution:

- A. A proposal was filed by a landowner or landowners that a total of 340.84 acres of land in agriculture production located in Box Elder County be established and created as an agriculture protection area.
- B. Notice of the filing of the proposal was published pursuant to UCA Section 17-41-402 and all proposals for modification and objections were received by the County Commission.
- C. The County Commission referred the proposal and all proposed modifications and objections to the Box Elder County Agriculture Protection Area Advisory Board and the Box Elder County Planning Commission. Reports from each of these boards were received and reviewed by the County Commission.
- D. The County Commission conducted a public hearing pursuant to notice as required by UCA Section 17-41-304 and received public comment from all persons who appeared at the public hearing and spoke in favor or against the proposal, any proposed modifications to the proposal or the recommendations of the Advisory Board and the Planning Commission
- E. The County Commission has considered all of the reports, comments and information provided to it and has considered whether the land within the proposed agriculture protection area is currently being used for agriculture production, whether the land is zoned for agriculture use, whether the land is viable for agriculture production, the extent and nature of existing or proposed farm improvements and anticipated trends in agricultural and technological conditions that might affect the proposed agriculture protection area.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of Box Elder County, Utah:

Section 1. Agriculture Protection Area Created. The following land is hereby created and established as an agriculture protection area pursuant to Utah Code Annotated Title 17, Chapter 41:

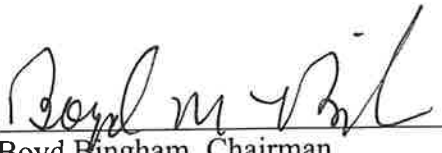
(See Attachment A)



Section 2. Notice of Creation of Agriculture Protection Area. The Box Elder County Clerk shall maintain on file a copy of this Resolution within ten days from the adoption of this Resolution in order to give constructive notice of the existence of this agriculture protection area as provided in Utah Code Annotated Section 17-41-304.4. The Box Elder County Clerk shall also provide a copy of this Resolution to the Box Elder County Planning Commission within ten days from the date hereof. The Box Elder County Clerk is further ordered to send a copy of this Resolution, with the stamp of the County Clerk of deeds, to the Utah Commissioner of Agriculture within ten days after recordation of this Resolution.

Section 3. Effective Date. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED this 11th day of June, 2025.

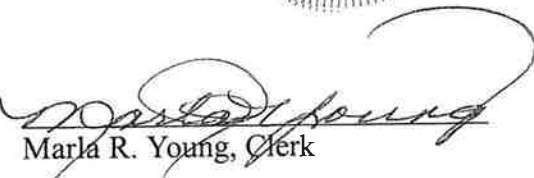

Boyd Bingham, Chairman


Lee Perry, Commissioner


Tyler Vincent, Commissioner



ATTEST:


Marla R. Young, Clerk

Acknowledgment

State of Utah)

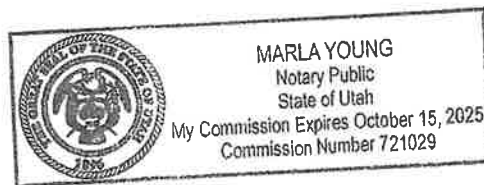
County of Boyle Elder

On this 11th day of June, in the year 2025, before me, Marla R. Young a notary
date month year notary public name

public, personally appeared Boyd Bingham, proved on the basis of satisfactory
name of document signer
evidence to be the person(s) whose name(s) (is/are) subscribed to this instrument, and acknowledged
(he/she/they) executed the same.

Witness my hand and official seal.

Marla R. Young
(notary signature)



(seal)

(Attachment A)

04-037-0051

LOT 03, GIBBS SUB. PART SEC 26, T 10N, R 02W, SLBM.

04-037-0052

LOT 04, GIBBS SUB. PART SEC 26, T 10N, R 02W, SLM.

04-037-0050

LOT 02, GIBBS SUBDIVISION. PART OF SEC 26, T 10N, R 2W, SLM.

04-037-0049

LT 01 GIBBS SUB PRT SEC 26 T10N R02W SLM.

04-037-0053

LOT 05, GIBBS SUBDIVISION. PART OF SEC 26, T 10N, R 02W, SLM.

04-037-0064

BEG AT A POINT 1125.5 FT NORTH FROM THE S/4 CORNER OF SEC 26, T 10N, R 02W, SLM.
BEING ON THE WEST R/W LINE OF OLD UICRR R/W, S 78°45'00" W 2874 FT M/L TO THE EAST
LINE OF OSLRR R/W, N 23°08'00" W ALONG SD R/W 2256 FT M/L TO 1/4 SEC LINE, N 89°57'21"
E ALONG THE SD 1/4 SEC LINE 2378.89 FT TO NE CORNER OF W/2 OF SW/4 SD SEC 26, SOUTH
361 FT, N 84°05'53" E 660.88 FT M/L TO WEST LINE OF OLD UICRR R/W, FOLLOWING THE WEST
LINE OF THE SD OLD UICRR R/W THE FOLLOWING TWO (2) COURSES: 1) S 29°27'00" E 1311.3 FT
M/L TO THE CENTER LINE OF SD SEC 26, SOUTH 79 FT M/L TO THE POB.

04-037-0070

THAT PORTION OF PROPERTY LYING WEST OF THE BOX ELDER COUNTY PROPERTY (FORMERLY
RAILROAD): PART OF SEC 26, T 10N, R 02W, SLBM. BEGINNING AT AN EXISTING FENCE CORNER
BEING ON THE WESTERLY R/W LINE OF HWY 69, LOCATED N 89°52'15" W ALONG THE CENTER
SEC LINE 1523.70 FT AND SOUTH 89.86 FT FROM THE E/4 CORNER OF SAID SEC 26; RUNNING
THENCE S 84°05'53" W ALONG AN EXISTING FENCE LINE 2442.07 FT TO THE EAST LINE OF THE
NW/4 OF THE SW/4 OF SAID SEC 26; NORTH 346.43 FT TO THE CENTER SEC LINE OF SAID SEC
26; N 89°52'15" W ALONG SAID CENTER SEC LINE 1317.61 FT TO THE W/4 CORNER OF SAID SEC
26; NORTH 16.5 FT TO AN EXISTING FENCE; N 84°31'27" E ALONG SAID FENCE 3571.41 FT TO
SAID HIGHWAY R/W LINE; THENCE ALONG SAID HIGHWAY LINE THE FOLLOWING THREE (3)
COURSES: 1) S 24°17'35" E 69.34 FT; 2) THENCE TO THE RIGHT ALONG THE ARC OF A 5696.7 FT
RADIUS CURVE, A DISTANCE OF 241.93 FT; LONG CHORD BEARS S 23°05'35" E; 3) THENCE S

21°52'35" E 183.05 FT TO THE POINT OF BEGINNING (BASIS OF BEARING IS THE EAST LINE OF THE NE/4 OF SAID SEC 26 ASSUMED AS NORTH).

04-037-0078

A PART OF SECTION 26, TOWNSHIP 10 NORTH, RANGE 2 WEST OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT AN EXISTING FENCE CORNER ON THE WESTERLY RIGHT-OF-WAY LINE OF STATE HIGHWAY 38 LOCATED 1523.70 FEET SOUTH 89°38'53" WEST (NORTH 89°52'15" WEST BY RECORD) ALONG THE CENTER OF SECTION LINE AND 89.86 FEET SOUTH 00°28'52" EAST (SOUTH BY RECORD) FROM THE EAST QUARTER CORNER OF SAID SECTION 26; RUNNING THENCE SOUTH 83°37'01" WEST (SOUTH 84°05'53" WEST BY RECORD) 1619.33 FEET ALONG SAID FENCE LINE TO EASTERLY RIGHT-OF-WAY OF THE ABANDONED UIC RAILROAD; THENCE NORTH 29°01'49" WEST 525.92 FEET ALONG SAID EASTERLY RIGHT-OF-WAY LINE TO AN EXISTING FENCE LINE BEING ON GRANTORS NORTH PROPERTY LINE; THENCE NORTH 84°02'34" EAST (NORTH 84°31'27" EAST BY RECORD) 727.05 FEET ALONG SAID NORTH PROPERTY LINE AND FENCE LINE; THENCE SOUTH 22°21'04" EAST 274.93 FEET; THENCE NORTH 82°27'52" EAST 951.76 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF STATE HIGHWAY 38; THENCE ALONG SAID WESTERLY RIGHT-OF-WAY LINE THE FOLLOWING TWO(2) COURSES; (1)IN A SOUTHEASTERLY DIRECTION TO THE RIGHT OF A NON-TANGENT 5696.70 FOOT RADIUS CURVE, A DISTANCE OF 61.27 FEET CHORD BEARS SOUTH 22°38'56" EAST 61.27 FEET, HAVING A CENTRAL ANGLE OF 00°36'58"; AND (2)SOUTH 22°22'49" EAST (SOUTH 21°52'35" EAST BY RECORD) 183.05 FEET TO THE POINT OF BEGINNING.

04-037-0077

LOT 01, ROSKELLEY SUBDIVISION, FIRST AMENDMENT. PART OF NE/4 SEC 26, T 10N, R 02W, SLBM.

04-037-0074

PART OF SEC 26, T 10N, R 02W, SLBM. BEGINNING AT A POINT ON AN EXISTING FENCE LINE AND THE EAST R/W LINE OF STATE HIGHWAY 38, SAID POINT BEING LOCATED 1605.69 FT SOUTH AND 1932.47 FT WEST FROM THE NE CORNER OF SAID SEC 26. THENCE IN A SOUTHEASTERLY DIRECTION FOLLOWING THE EAST LINE OF SAID HIGHWAY 685.98 FT M/L TO A FENCE LINE DESCRIBED IN THAT CERTAIN SURVEY FILED IN THE BOX ELDER COUNTY SURVEYORS OFFICE AS FILE NUMBER 97772-FF117, SAID FENCE LINE BEING THE NORTH PROPERTY LINE OF THE L. GREG WOODARD AND SUSAN L. WOODARD PROPERTY (TAX L.D. NUMBER 04-037-0028), THENCE FOLLOWING SAID FENCE LINE N 84°41'53" E 656.34 FT M/L TO

THE WEST LINE OF THE BEAR RIVER CANAL COMPANY R/W LINE, THENCE FOLLOWING THE WEST LINE OF THE SAID BEAR RIVER CANAL COMPANY R/W 860.08 FT M/L TO A POINT ON AN EXISTING FENCE LINE, THENCE S 76°40'21" W ALONG SAID FENCE 392.32 FT TO THE POINT OF BEGINNING.

04-037-0058

PART OF NE/4 OF SEC 26, T 10N, R 02W, SLM. BEG AT AN EXISTING FENCE LINE ON THE EAST R/W LINE OF STATE HWY 38, LOCATED S 87°45'26" E 324.41 FT ALONG NORTH LINE OF SD NE/4 & S 00°00'00" W 1412.14 FT & N 90°00'00" E 189.74 FT FROM NW CORNER OF SD NE/4. THENCE N 89°25'39" E 269.78 FT ALONG SD FENCE LINE; N 26°52'08" W 88.00 FT; S 88°21'52" E 531.84 FT; S 01°38'08" W 206.25 FT; N 89°21'52" W 676.33 FT TO SD EAST R/W LINE OF HWY 38; ALONG SD R/W LINE TO LEFT ALONG ARC OF A 2945.87 FT RADIUS CURVE, A DISTANCE OF 154.64 FT, CHORD BEARS N 30°55'06" W 154.62 FT TO POB.

04-038-0002

BEG AT SE COR OF NE/4 OF SEC 27, TWP 10N, R 2, SLM. RUN W 80 RDS, N 64 7/8 RDS, E 80 RDS, S 64 7/8 RDS TO TO BEG.

04-037-0075

BEG 80 RDS SOUTH OF NE CORNER OF SEC 26, T 10N, R 02W, SLM. THENCE SOUTH 11.8 CHS; S 84°20'00" W 1107.30 FT; N 20°23'00" W 164 FT; N 42°40'00" W 117 FT; N 84°26'00" W 234.8 FT; N 41°51'00" W 28.6 FT; N 73°54'00" W 196 FT; S 03°39'00" W 100 FT; S 72°37'00" W 197.5 FT M/L TO RD, S 25°54'00" E 330 FT, S 84°20'00" W 3571 FT TO SW CORNER OF NW/4 OF SD SEC; NORTH 64 7/8 RDS M/L; N 89°00'00" E 240 RDS; NORTH 12.5 RD; EAST 80 RDS TO BEG. ALSO: BEG 23.67 CHS SOUTH & 3.42 CHS EAST OF NW CORNER OF NE/4 OF SD SEC. THENCE N 03°30'00" E 50 LKS; S 88°30'00" E 4.68 CHS; S 29°45'00" E 50 LKS; N 88°45'00" W 4.96 CHS TO BEG.

ALSO: BEG 8.08 CHS EAST & 20.96 CHS SOUTH OF NW CORNER OF NE/4 OF SD SEC. THENCE S 29°45'00" E 3.0 CHS; N 89°15'00" E 3.85 CHS; N 29°45'00" W 3.0 CHS, S 89°15'00" W 3.85 CHS TO BEG.

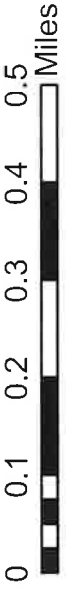
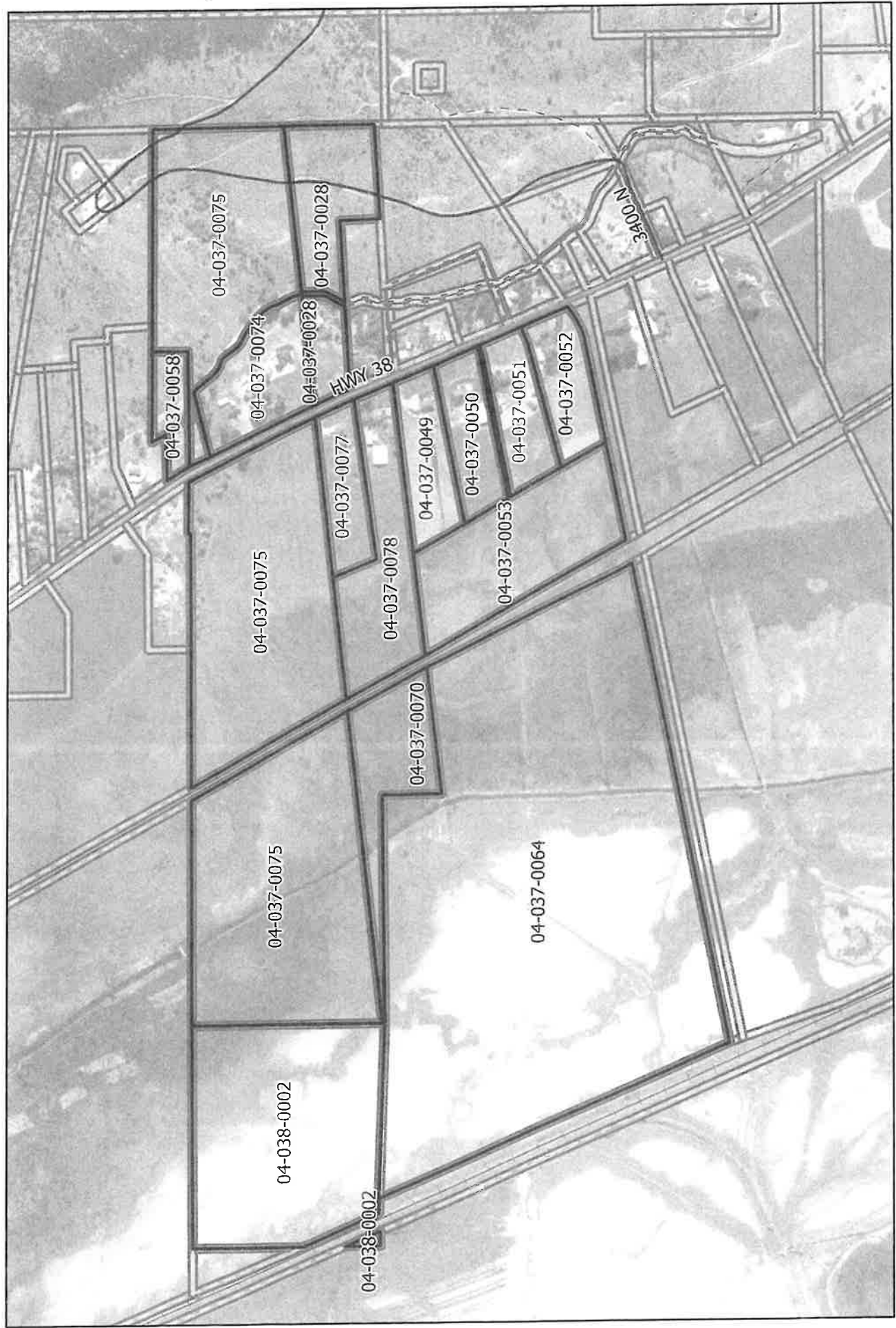
LESS: [04-037-0074] PART OF SEC 26, T 10N, R 02W, SLM. BEGINNING AT A POINT ON AN EXISTING FENCE LINE AND THE EAST R/W LINE OF STATE HIGHWAY 38, SAID POINT BEING LOCATED 1605.69 FT SOUTH AND 1932.47 FT WEST FROM THE NE CORNER OF SAID SEC 26. THENCE IN A SOUTHEASTERLY DIRECTION FOLLOWING THE EAST LINE OF SAID HIGHWAY 685.98 FT M/L TO A FENCE LINE DESCRIBED IN THAT CERTAIN SURVEY FILED IN THE BOX ELDER COUNTY SURVEYORS OFFICE AS FILE NUMBER 97772-FF117, SAID FENCE LINE BEING THE NORTH PROPERTY LINE OF THE L. GREG WOODARD AND SUSAN L. WOODARD PROPERTY (TAX L.D. NUMBER 04-037-0028), THENCE FOLLOWING SAID FENCE LINE N 84°41'53" E 656.34 FT

M/L TO THE WEST LINE OF THE BEAR RIVER CANAL COMPANY R/W LINE, THENCE FOLLOWING THE WEST LINE OF THE SAID BEAR RIVER CANAL COMPANY R/W 860.08 FT M/L TO A POINT ON AN EXISTING FENCE LINE, THENCE S 76°40'21" W ALONG SAID FENCE 392.32 FT TO THE POINT OF BEGINNING.

04-037-0028

A PART OF NE/4 OF SEC 26 T10N R2W SLM, BEG AT SE COR OF NE/4, S 87° 02'19W ALG CENTER SEC LINE 563.52 FT, N 231.74 FT, S 87°02'19W 986.92 FT TO ELY R/W LINE OF ST HWY 38, ALG SD R/W LINE OF FOLLOWING TWO COURSES, TO THE LEFT ALG THE ARC OF A 5762.70 FT RADIUS CURVE, A DISTANCE OF 198.24 FT, CHORD BEARS N 23°19'39W 198.24 FT, N 24°17'35 W 46.48 FT TO AN EXISTING FENCE LINE, N 84°41'53E ALG SD FENCE LINE 1653.07 FT TO E/L OF SD SEC, S ALG SD SEC LINE 528.79 FT TO POB. (BASIS OF BEARING IS E/L OF SD NE/4 ASSUMED AS BEARING N).

Griffith Ag Protection Zone - Harper Ward



This is neither a plat nor a survey. It is furnished merely as a convenience to aid you in locating the land indicated hereon with reference to streets and other land. No liability is assumed by reason of any reliance hereon.

**BOX
ELDER
COUNTY**



RESOLUTION NO. 25-10

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF BOX ELDER COUNTY, UTAH APPROVING A PROPOSAL TO CREATE AN AGRICULTURE PROTECTION AREA.

The Board of Commissioners of Box Elder County, Utah as the county legislative body of Box Elder County, Utah, referred to herein as the "County Commission" recite the following as the basis for adopting this Resolution:

- A. A proposal was filed by a landowner or landowners that a total of 729.49 acres of land in agriculture production located in Box Elder County be established and created as an agriculture protection area.
- B. Notice of the filing of the proposal was published pursuant to UCA Section 17-41-402 and all proposals for modification and objections were received by the County Commission.
- C. The County Commission referred the proposal and all proposed modifications and objections to the Box Elder County Agriculture Protection Area Advisory Board and the Box Elder County Planning Commission. Reports from each of these boards were received and reviewed by the County Commission.
- D. The County Commission conducted a public hearing pursuant to notice as required by UCA Section 17-41-304 and received public comment from all persons who appeared at the public hearing and spoke in favor or against the proposal, any proposed modifications to the proposal or the recommendations of the Advisory Board and the Planning Commission
- E. The County Commission has considered all of the reports, comments and information provided to it and has considered whether the land within the proposed agriculture protection area is currently being used for agriculture production, whether the land is zoned for agriculture use, whether the land is viable for agriculture production, the extent and nature of existing or proposed farm improvements and anticipated trends in agricultural and technological conditions that might affect the proposed agriculture protection area.

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of Box Elder County, Utah:

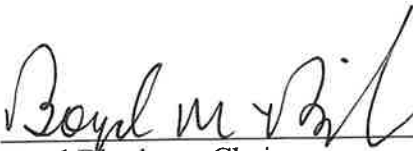
Section 1. Agriculture Protection Area Created. The following land is hereby created and established as an agriculture protection area pursuant to Utah Code Annotated Title 17, Chapter 41:

(See Attachment A)

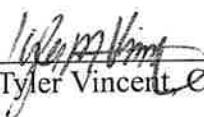
Section 2. Notice of Creation of Agriculture Protection Area. The Box Elder County Clerk shall maintain on file a copy of this Resolution within ten days from the adoption of this Resolution in order to give constructive notice of the existence of this agriculture protection area as provided in Utah Code Annotated Section 17-41-304.4. The Box Elder County Clerk shall also provide a copy of this Resolution to the Box Elder County Planning Commission within ten days from the date hereof. The Box Elder County Clerk is further ordered to send a copy of this Resolution, with the stamp of the County Clerk of deeds, to the Utah Commissioner of Agriculture within ten days after recordation of this Resolution.

Section 3. Effective Date. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED this 11th day of June, 2025.



Boyd Bingham, Chairman


Lee Perry, Commissioner


Tyler Vincent, Commissioner



ATTEST:


Marla R. Young, Clerk

Acknowledgment

State of Utah)

County of Box Elder

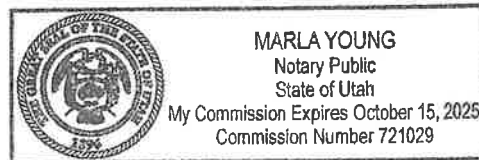
On this 11th day of June, in the year 2025, before me, Marla R. Young a notary
date month year notary public name

public, personally appeared Boyd Bingham, proved on the basis of satisfactory
name of document signer

evidence to be the person(s) whose name(s) (is/are) subscribed to this instrument, and acknowledged
(he/she/they) executed the same.

Witness my hand and official seal.

Marla R. Young
(notary signature)



(seal)

(Attachment A)

03-066-0019

BEG 32 RODS NORTH OF SE CORNER OF SW/4 OF SEC 01, T 09N, R 02W, SLM. THENCE N 88°30'00" W 1039.5 FT, N 00°50'00" E 16 RODS, EASTERLY 1231.5 FT M/L TO COUNTY RD, SOUTH 17 RODS TO A POINT DUE EAST OF POB, WEST 200 FT TO POB.

03-066-0044

BEG AT POINT 808.5 FT NORTH, S 89°07'00" E 209 FT M/L TO WEST LINE OF ST HWY, WHICH POINT IS THE NE CORNER OF [03-066-0019] & NORTH 108 FT M/L ALONG SD WEST LINE FROM SE CORNER OF SW/4 OF SEC 01, T 09N, R 02W, SLM; SD POINT BEING NORTHEASTERLY CORNER OF [03-066-0042]. THENCE N 89°07'30" W 605.07 FT ALONG NORTH LINE OF [03-066-0042], SOUTH 108 FT ALONG WEST LINE OF SD [03-066-0042], N 89°07'30" W ALONG NORTH LINE OF [03-066-0019] 635.18 FT TO EAST LINE OF [03-066-0014], N 00°50'00" E 264 FT ALONG SD EAST LINE, S 89°53'07" E 1232 FT M/L ALONG SOUTH LINE OF [03-066-0017] TO WEST LINE ST HWY, SOUTHERLY 172.5 FT M/L ALONG SD WEST LINE TO POB.

03-080-0001

BEG AT THE NE COR OF SEC 12, TWP 9 NO, R 2W, S.L.M. RUNNING S 49 RDS, N 88°30' W 145 RDS NE ALONG COUNTY ROAD, N 45 RDS TO N LINE OF SEC, E 145 RDS TO BEG. LESS: BEG AT A PT WHICH LIES ON A FENCE LINE INT/SEC ON E R/W LINE OF ST HWY & N LINE OF SEC 12, TWO 9N, R 2W, SLM, SD PT LYING W 2467.11 FT (2392.5 BY RECORD) OF NE COR OF SD SEC 23, & RUNNING TH E ALG SD N LINE OF SD SEC 12, 1183.23 FT; TH S 0°17'56" E 102.28 FT; TH S 57°42'04" W 290.00 FT; TH 185.35 FT ALG ARC OF A 180 FT RADIUS CURVE TO LEFT WHOSE LONG CHORD BEARS N 61°47'56" W 177.27 FT; TH S 88°42'04" W 786.42 FT TO E R/W LINE OF ST HWY; TH N 0°44'19" E ALG SD E R/W LINE, 191.33 FT TO POB. LESS: TRACT DEEDED TO KOTTER SUB. LESS: 1 FT PROTECTIVE STRIP ON S END OF KOTTER LANE.

03-184-0001

N/2 OF N/2 OF N/2 OF SEC 7, TWP 9N, R 1W, SLM.

03-066-0052

PART OF THE NW/4 OF SEC 1, T 9N, R 2W, SLBM. BEG AT A POINT ON THE WESTERLY R/W LINE OF STATE HIGHWAY 38 LOC 2003.50 FT S 00°14'48" E ALONG THE CENTER SEC LINE AND 215.46 FT S 88°29'43" W FROM THE N/4 CORNER OF SAID SEC 1; THENCE S 25°20'43" E 70.02 FT ALONG SAID WESTERLY R/W LINE TO AN EXISTING FENCE LINE BEING ON THE N BOUNDARY LINE OF THE LYNN E. JENSEN PROPERTY, TAX ID. NO. 03-066-0039; THENCE ALONG SAID FENCE LINE AND JENSEN BOUNDARY LINE THE FOLLOWING TWO COURSES; (1) N 89°59'19" W (N 89°59'02" W BY RECORD) 960.37 FT; AND (2) S 00°00'17" E (S 00°00'00" E BY RECORD) 401.77 FT TO AN EXISTING FENCE LINE BEING ON THE S BOUNDARY LINE OF THE DOUGLAS R. ADAMS FAMILY LIVING TRUST PROPERTY, RECORDED AS ENTRY NO. 161766 IN THE OFFICE OF THE

BOX ELDER COUNTY RECORDER; N 89°42'29" W (W BY RECORD) 579.34 FT ALONG SAID S BOUNDARY LINE AND SAID FENCE LINE TO THE EAST R/W LINE OF THE BOX ELDER COUNTY PROPERTY, PREVIOUSLY THE U.I.C.R.R.; N 00°40'10" E 498.92 FT ALONG SAID EAST R/W LINE; S 89°09'59" E 1006.20 FT; N 00°00'17" W 51.96 FT; S 89°09'59" E 282.06 FT; N 41°39'38" E 124.85 FT; S 89°09'59" E 55.72 FT TO THE WESTERLY R/W LINE OF STATE HWY 38; S 25°20'43" E 179.98 FT ALONG SAID WESTERLY R/W LINE TO THE POB.

03-066-0039

A PART OF NW/4 OF SEC 1 T9N R2W SLM BEG AT A PT ON WLY R/W LINE OF ST HWY 38 LOC N 00°18'27" W ALG CENTER SEC LINE 387.06 FT & S 82°48'21" W 100.73 FT FROM SE COR OF NW/4, N 25°32'14" W ALG SD HWY R/W LINE 200 FT, N 89°59'02" W 960.37 FT, S 00°00'00" E 401.77 FT, S 89°59'02" E 53.32 FT, N 00°00'00" W 193.04 FT, S 89°59'02" E 769.66 FT, N 82°48'21" E 225.38 FT TO POB.

03-081-0006

PART OF BLK 13, FIVE ACRE PLAT, SEC 12, T 09N, R 02W, SLM. BEG AT A POINT 3.40 CHS EAST & 10 3/4 RDS SOUTH OF 1/4 SEC CORNER COMMON TO SECTIONS 01 & 12, T 09N, R 02W, SLM. THENCE SOUTH 23 RDS; WEST 68 RDS; NORTH 23.80 RDS; EAST 68 RDS TO BEG.

03-080-0023

LOT 1 KOTTER SUBDIVISION.

03-080-0024

LOT 2, KOTTER SUBDIVISION. PART OF NE/4 OF SEC 12, T 9N, R 2W, SLM.

04-036-0011

A PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 25, TOWNSHIP 10 NORTH, RANGE 2 WEST, OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT THE SOUTHWEST CORNER OF SAID SECTION 25; RUNNING THENCE NORTH 00°00'42" EAST 967.11 FEET ALONG THE WEST LINE OF SAID SOUTHWEST QUARTER TO THE SOUTHWEST CORNER OF THE KEVIN TAYLOR PROPERTY, ENTRY NO. 233687 FOUND IN BOOK 976 AT PAGE 548 IN THE OFFICIAL RECORDS OF THE BOX ELDER COUNTY RECORDER; THENCE NORTH 61°30'00" EAST 68.91 FEET ALONG THE SOUTHERLY LINE OF SAID TAYLOR PROPERTY TO THE SOUTH LINE OF THE KIM FULLER PROPERTY ENTRY NO. 144611 FOUND IN BOOK 745 AT PAGE 268 IN THE OFFICIAL RECORDS OF THE BOX ELDER COUNTY RECORDER; THENCE ALONG SAID FULLER PROPERTY SOUTH 89°59'18" EAST 439.45 FEET; THENCE SOUTH 00°00'42" WEST 753.92 FEET; THENCE SOUTH 89°59'18" EAST 820.00 FEET TO THE EAST LINE OF THE SOUTHWEST QUARTER OF SAID SOUTHWEST QUARTER; THENCE ALONG SAID EAST LINE SOUTH 00°00'42" WEST 246.08 FEET TO THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF SAID SOUTHWEST QUARTER; THENCE ALONG THE SOUTH

LINE OF SAID SECTION NORTH 89°59'18" WEST 1320.00 FEET TO THE POINT OF BEGINNING.

03-066-0031

BEG AT A POINT THAT IS N 76°32'26" W 1903.48 FT FROM SE CORNER, MARKED STONE OF SD SEC 01, T 09N, R 02W, SLM. THENCE S 60°04'45" W 408.63 FT TO A BRASS CAP MONUMENT, N 88°35'15" W 253.00 FT M/L, TO EASTERLY R/W LINE OF US HWY 38, ALONG THE SD EASTERLY R/W LINE, N 00°59'45" E 208.11 FT TO AN ALUMINUM CAP MONUMENT, S 89°00'45" E 603.56 FT TO AN ALUMINUM CAP MONUMENT TO THE POINT OF BEG.

03-066-0064

PART OF THE SE/4 OF SEC 01, T 09N, R 02W, SLBM. BEGINNING AT A POINT N 76°32'26" W 1903.48 FT AND S 60°04'45" W 408.63 FT AND N 88°35'15" W 253.00 FT AND S 00°59'45" W 115.00 FT FROM THE SE CORNER OF SAID SEC 01 [TO POB], S 88°35'15" E 498.00 FT, N 05°53'08" W 247.53 FT M/L TO THE SOUTH LINE OF THE AMERICAN TELEPHONE AND TELEGRAPH COMPANY PROPERTY, TAX L.D. NUMBER 03-066-0031, N 60°04'45" E 663.76 FT TO THE EAST LINE OF SAID SEC 01, SOUTH 706.20 FT TO THE SOUTH LINE OF SAID SEC 01, S 89°50'01" W ALONG THE SOUTH LINE OF SAID SEC 1050.27 FT TO THE EAST LINE OF HIGHWAY 38, N 00°59'45" E ALONG SAID HIGHWAY 144.24 FT TO THE POINT OF BEGINNING.

03-066-0063

PART OF THE SE/4 OF SEC 01, T 09N, R 02W, SLBM. BEGINNING AT A POINT N 83°48'33" W 2218.30 FT FROM THE SE CORNER OF SAID SEC 01. THENCE N 88°35'15" W 253.00 FT M/L TO THE EAST LINE OF HIGHWAY 38, S 00°59'45" W ALONG SAID EAST LINE 115.00 FT, S 88°35'15" E 498.00 FT, N 05°53'08" W 247.53 FT TO THE SOUTH LINE OF THE AMERICAN TELEPHONE AND TELEGRAPH COMPANY PROPERTY LINE, TAX I.D. NUMBER 03-066-0031, S 60°04'44" W 251.00 FT TO THE POINT OF BEGINNING.

03-066-0034

THE E/2 OF SE/4 OF SEC 01, T 09N, R 02W, SLM.

04-034-0017

PT OF SW/4 OF SEC 23, & PT OF S 1/2 OF SEC 22, TWP 10 N, R 2 W, SLM, BEG N 789 FT ALG SEC LI FRM SW COR OF SD SEC 23, S 87°45' E 1760 FT TO ST ROAD 69, N 37° W ALG SD ST ROAD 1057.5 FT TO TRUE POB, RUNNING S 89°36' W 4100 FT M/L TO E LI OF OSLRR R/W, N 23°00' W 270.8 FT ALG SD RR LI N 89°30' E 3533.8 FT, N 70°37' E 370 FT TO W LI OF SD ST ROAD 69, S 37°00' E 457.4 FT ALG W LI OF SD ST ROAD TO TRUE POB.

03-066-0053

A PART OF THE NORTH ONE HALF OF SECTION 1, TOWNSHIP 9 NORTH, RANGE 2 WEST OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF STATE HIGHWAY 38 LOCATED 2003.50 FEET SOUTH 00°14'48" EAST ALONG THE CENTER SECTION LINE AND 127.99 FEET SOUTH 88°29'43" WEST FROM THE NORTH QUARTER CORNER OF SAID SECTION 1; RUNNING THENCE NORTH 25°20'43" WEST 605.04 FEET ALONG SAID EASTERLY RIGHT-OF-WAY LINE TO AN EXISTING FENCE LINE BEING ON THE SOUTH BOUNDARY LINE OF THE MARK B. REES PROPERTY, TAX ID. NO. 03-066-0037; THENCE SOUTH 89°08'45" EAST (SOUTH 89°06'53" EAST BY RECORD) 474.16 FEET ALONG SAID FENCE LINE TO A FENCE CORNER WHICH IS 90.1 FEET EAST OF THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 1; THENCE SOUTH 00°03'34" WEST (SOUTH 00°14'37" WEST BY RECORD) 534.10 FEET ALONG SAID FENCE LINE TO A FENCE CORNER WHICH IS 87.0 FEET EAST OF THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 1; THENCE SOUTH 88°29'43" WEST (NORTH 88°58'56" WEST BY RECORD) 214.63 FEET TO THE POINT OF BEGINNING.

03-066-0050

A PART OF THE NORTHWEST QUARTER OF SECTION 1 AND PART OF THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 9 NORTH, RANGE 2 WEST OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT ON THE WEST RIGHT-OF-WAY LINE OF THE BOX ELDER COUNTY PROPERTY, PREVIOUSLY THE U.I.C.R.R., LOCATED 1441.51 FEET SOUTH 00°14'48" EAST ALONG THE CENTER SECTION LINE OF SAID SECTION 1 AND 1776.64 FEET SOUTH 90°00'00" WEST FROM THE NORTH QUARTER CORNER OF SAID SECTION 1; RUNNING THENCE SOUTH 00°40'10" WEST 1028.69 FEET ALONG THE WEST RIGHT-OF-WAY LINE OF SAID BOX ELDER COUNTY PROPERTY TO THE SOUTH BOUNDARY LINE OF THE DOUGLAS R. ADAMS FAMILY LIVING TRUST PROPERTY, RECORDED AS ENTRY NO. 161766 IN THE OFFICE OF THE BOX ELDER COUNTY RECORDER; THENCE ALONG SAID DOUGLAS R. ADAMS BOUNDARY LINE THE FOLLOWING SIX (6) COURSES; (1) NORTH 89°11'45" WEST (WEST BY RECORD) 2735.26 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF THE O.S.L.R.R.; (2) NORTH 23°02'09" WEST 165.56 FEET ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID O.S.L.R.R. TO THE MEANDER LINE OF THE BOX ELDER LAKE; (3) NORTH 29°48'57" EAST (NORTH 30°00'00" EAST BY RECORD) 976.98 FEET ALONG SAID MEANDER LINE; (4) NORTH 38°18'57" EAST (NORTH 38°30'00" EAST BY RECORD) 23.56 FEET ALONG SAID MEANDER LINE TO THE PROJECTION OF AN EXISTING FENCE LINE; (5) SOUTH 89°17'56" EAST 1452.72 FEET ALONG SAID PROJECTION AND THEN FENCE TO A POINT DESCRIBED OF RECORD AS BEING LOCATED SOUTH 00°00'00" WEST 1434.78 FEET ALONG THE SECTION LINE FROM THE NORTHWEST CORNER OF SAID SECTION 1; AND (6) CONTINUING SOUTH 89°17'56" EAST 858.87 FEET ALONG SAID FENCE LINE TO THE POINT OF BEGINNING.

03-066-0051

A PART OF THE NORTHWEST QUARTER OF SECTION 1, TOWNSHIP 9 NORTH, RANGE 2 WEST OF THE SALT LAKE BASE AND MERIDIAN. BEGINNING AT A POINT IN AN

EXISTING FENCE LINE ON THE WESTERLY RIGHT-OF-WAY LINE OF STATE HIGHWAY 38 LOCATED 1465.78 FEET SOUTH 00°14'48" EAST ALONG THE CENTER SECTION LINE OF SAID SECTION 1 AND 384.68 FEET NORTH 89°08'45" WEST AND 89.79 FEET NORTH 88°20'20" WEST FROM THE NORTH QUARTER CORNER OF SAID SECTION. RUNNING THENCE SOUTH 25°20'43" EAST 430.48 FEET ALONG SAID WESTERLY RIGHT-OF-WAY LINE; THENCE NORTH 89°09'59" WEST 55.72 FEET; THENCE SOUTH 41°39'38" WEST 124.85 FEET; THENCE NORTH 89°09'59" WEST 282.06 FEET; THENCE SOUTH 00°00'17" EAST 51.96 FEET; THENCE NORTH 89°09'59" WEST 1006.20 FEET TO THE EAST RIGHT-OF-WAY LINE OF THE BOX ELDER COUNTY PROPERTY, PREVIOUSLY THE U.I.C.R.R.; THENCE NORTH 00°40'10" EAST 529.89 FEET ALONG SAID EAST RIGHT-OF-WAY LINE TO THE NORTH LINE OF THE DOUGLAS R. ADAMS FAMILY LIVING TRUST PROPERTY, RECORDED AS ENTRY NO. 161766 IN THE OFFICE OF THE BOX ELDER COUNTY RECORDER; THENCE SOUTH 89°17'56" EAST (SOUTH 89°06'53" EAST BY RECORD) 1236.45 FEET ALONG SAID FENCE LINE TO THE POINT OF BEGINNING.

03-066-0023

W/2 OF NE/4 OF SEC 01, T 09N, R 02W, SLM.

03-066-0022

BEG AT A PT E 203.5 FT ALG S LI OF SEC 1, TWP 9 N, R 2 W, SLM, N 10 FT FRM S/4 COR OF SD SEC, N ALG W LI OF HWY 38, 155.0 FT TO AN EXIST FENCE, W 1130 FT ALG SD FENCE, S 155 FT, E 1130 FT TO BEG.

03-081-0005

BEG AT A PT LOC E 203.5 FT ALG N LINE OF SEC 12 TWP 9N R 2W SLM, FRM N/4 COR OF SEC, S 145 FT ALG W LINE OF HWY 38, W 1130 FT, N 155 FT E 1130 FT TO SD W LINE OF HWY, S 10 FT TO BEG. BEING IN SECS 1 & 12 TWP 9N R 2W SLM.

03-066-0042

BEG AT PT 808.5 FT N & S89°07'00"E 209 FT OF THE SE COR OF SW/4 SEC 01 T09N R02W SLM, SD PT BEING ON WLY/L OF ST HWY AT NE COR #03-066-0019, N89°07'30"W ALG N/L SD #03-066-0019 605.07 FT, N 108 FT, S89°07'30"E 605.07 FT M/L TO W/L SD HWY, S ALG SD W/L 108 FT M/L TO POB.

03-066-0026

S/2 OF THE NW/4 OF THE SE/4 OF SEC 01, T 9N, R 2W, SLM, E OF ST ROAD.
SUB/TO: BOUNDARY LINE AGREEMENT (DOC# 197378).
LESS: PARCEL DEEDED TO MOUNTAIN FUEL SUPPLY CO.

04-048-0004

PT OF NW/4 OF SEC 36, TWP 10N, R 2W SLM, BEG AT A PT LOC S 1745.7 FT, E 575.4 FT FRM NW COR OF SD NW/4, SD PT OF BEG BEING ON E LINE OF HWY 38 N 81°58'13E 839 FT, N 454 FT TO A POT 1181 FT S OF N LINE OF SD SEC, W 99 FT TO E LINE OF NW/4 OF

NW/4 OF SD SEC, S 139.7 FT TO AN EXIST FENCE, S 82°13'01" W 825.1 FT TO E LINE OF HWY, S 15°00'07" E 331 FT TO BEG.

04-048-0010

W/2 OF SE/4 OF SEC 36, TWP 10N, R 2W, SLM, S 5 ACS OF SW/4 OF NE/4 OF SD SEC. BEG AT SE COR OF E/4 OF NW/4 OF SD SEC, TH NWLY TO NW COR OF E/2 OF NW/4 OF SD SEC, E 80 RDS M/L TO NE COR OF E/2 OF NW/4 OF SD SEC, S 160 RDS M/L TO BEG. LESS: TH N 1181 FT OF NE/4 OF NW/4 OF SEC 36.

04-048-0020

THE NORTH 1181 FT OF NE/4 OF NW/4 OF SEC 36, TWP 10N, R 2W, SLM.

04-048-0009

BEG AT SE COR OF NW/4 OF SEC 36, TWP 10N, R 2W, SLM, W 80 RDS, N 160 RDS, SELY TO POB. EXC OF RES. LESS: TH N 1181 FT OF NE/4 OF NW/4 OF SEC LESS: BEG AT A PT LOC S 2065.4 FT & E 661.1 FT FRM NW COR OF NW/4 OF SEC 36, SD PT BEG ON E LINE OF HWY 69, TH N 81°39'42" E 653.0 FT, TH N 84°20' E 585.9 FT, TH S 5°40' E 625.5 FT, TH S 84°20' W 804.82 FT ALG EXISTING FENCE LINE, TH N 8°20' W 240.5 FT, TH S 81°40' W 389.95 FT TO HWY R/W, TH N 15°00'07" W 367.9 FT ALG SD HWY TO POB. LESS: BEG AT A PT LOC S 2065.4 FT & E 661.1 FT FRM NW COR OF NW/4 OF SEC 36, SD POB BEING ON E LINE OF HWY 38, TH N 82°39'42" E 301.05 FT, TH S 8°20' E 199 FT, TH S 81°40' W 283.65 FT M/L, TH N 15°00'07" W 200 FT ALG SD HWY TO POB. RES TO GRANTOR A R/W & WATER LINE EASEMENT & RIGHTS TO MAINTAIN SUCH OVER ABOVE DESC TRACT OF LAND. LESS: BEG AT A PT LOC S 1745.7 FT, E 575.4 FT FRM NW COR OF SD NW/4, SD PT BEING ON E/L OF HWY 38 N 81°58'13" E 839 FT, N 454 FT TO A PT 1181 FT S OF N/L OF SD SEC, W 99 FT TO E LINE OF NW/4 OF NW/4 OF SD SEC, S 139.7 FT TO AN EXIST FENCE, S 82°13'01" W 825.1 FT TO E/L OF HWY, S 15°00'07" E 331 FT TO BEG. LESS: BEG AT A PT S 1745.7 FT & E 575.4 FT FROM NW COR OF NW/4 OF SEC SD PT BEING ON E/L OF HWY 38, N 81°58'13" E 839 FT, S 126 FT, S 81°58'13" W 100 FT TO E/L OF NW/4 OF NW/4 S 202.25 FT ALG SD E/L OF AN EXIST FENCE, S 81°39'42" W 653 FT ALG AN EXIST FENCE TO E/L OF HWY 38, N 15°00'07" W 331 FT ALG SD E FENCE TO BEG.

04-048-0027

ALL THE FOLLOWING PROPERTY LYING EAST OF ST ROAD 38. BEG AT A POINT 1.18 CHS SOUTH OF NW CORNER OF SW/4 OF SEC 36, T 10N, R 02W, SLM. THENCE N 84°42'00" E 20.08 CHS, SOUTH 11.92 CHS, S 83°40'00" W 20.12 CHS, NORTH 12.26 CHS TO POB.

04-034-0004

BEG AT THE CENTER OF SEC 22, TWP 10N, R 2W, SLM. TH RUNNING S 24.88 RDS, TH S 87°3', W 36.88 RDS, TH N 25°55', W 29.20 RDS ALONG R.R. TH E 49.60 RDS TO BEG.

04-034-0014

BEG AT CEN OF SEC 22,, N 4.72 RDS, N 84°52', E 197.48 RDS, S 25 1/4*, E 14.12 RDS, N 65 1/4*, E 16.52 RDS N 30°21', W 8.36 RDS, N 84°52', E 40.56 RDS, S 1°3', E 26 RDS, W 237.52 RDS TO BEG. LESS DEEDED TO THOMAS M. BURTON, LESS R.R. AND ROAD. ABOVE DESC BEING IN SEC 23, TWP 10N, R 2W, SLM.

04-034-0015

BEG AT A PT 19 1/2 RDS S OF THE NE COR OF THE SE/4 OF SEC 22, WP 10N, R 2W, SLM. TH RUNNING S 86°, W 160 1/3 RDS, TH N 29 1/2 RDS, TH E 160 RDS TH S 19 1/2 RDS TO BEG. LESS R.R.

04-034-0016

PART OF S/2 OF SEC 22, TWP 10 N, R 2 W, SLM, BEG AT A PT LOC N 1788.63 FT ALG SEC LI & W 488.87 FT FRM SE COR OF SD SEC, N 14° W 585.00 FT, S 88°50' W 2646.3 FT TO E LI OF OSLRR R/W, S 23° E 582.4 FT ALG SD E LI, N 89°30' E 2559.8 FT TO BEG. LESS UIC R/W.

04-035-0025

BEG AT NW COR OF SW/4 OF SEC 23, TWP 10N, R 2W, SLM. E 160 RDS, S 12 RDS TO NE COR OF C. OLSEN'S FARM, S 87.5°, W 107.20 RDS, S 23 1/4*, E 14.52 RDS, S 73 3/4*, W 12 RDS, N 23 1/4* W 18.52 RDS, S 87.5°, W 33 RDS TO W LINE OF SAID SEC. N 19.75 RDS TO BEG. EXC OF RES.

04-035-0027

BEG AT A PT 28.16 CHS N AND 14.30 CHS E OF THE SW COR OF SEC 23, TWP 10N, R 2W, SLM. TH RUNNING N 38°, W 4.54 CHS, TH N 74 3/4*, E 3 CHS, TH N 23 1/4*, W 3.63 CHS, TH N 88°, E 5.75 CHS, TH S 3°18', E 4.28 CHS, TH S 51 3/4*, W 6 CHS TO BEG.

04-035-0051

PART OF THE SW/4 OF SEC 23 T10N R02W SLM. BEG AT A PT ON ELY R/W/L OF STATE HWY 38 LOC S89°53'53"E 1139.01 FT ALG N/L NW/4 OF SD SEC & S00°00'00"E 3635.31 FT FRM NW COR OF SD SEC SD PT DESC OF REC AS BEING LOC N38°14'10"W 26 FT FRM A PT DESC OF REC AS BEING LOC 1231.52 FT N & 1455.63 FT E & 540 FT N37°00'W FRM SW COR OF SD SEC, N38°14'10"W 258.51 FT ALG SD HWY R/W/L AN EXIST FENCE/L BEING GRANTORS N PROP/L, ALG GRANTORS PROP/L THE FOLLOWING THREE 3 COURSES, 1) N51°52'51"E 389.81 FT (393.0 FT REC) ALG SD FENCE IN PRT, 2) N04°02'09"W 281.00 FT, 3) N87°42'51"E 636.30 FT, S00°14'01"W 426.08 FT, S88°52'51"W 358.31 FT, S51°51'17" W 512.08 FT TO POB. SD DESC WAS SET OUT IN A SURVEY COMPLETED BY HAA INC JOB NO 03-3-72 DATED 08/25/2003

03-066-0038

BEG AT A PT LOCATED S 00°18'27" E ALONG THE E LINE OF SAID NW/4 2241.53 FT
FROM THE NE COR OF NW/4 OF SEC 01 T 09N R 02W SLM, S 82°48'21" W 326.11
FT, N 89°59'02" W 769.66 FT, S 193.04 FT TO GRANTORS S BOUNDARY LINE, S
89°59'02" E ALONG SD S LINE 1094.46 FT TO E LINE OF SD NW/4, N 00°18'27" W
ALONG SD E LINE 233.98 FT TO POB.

LESS: THAT PART LYING WITHIN STATE HWY

Adams and Friends Ag Protection Harper Ward



Legend

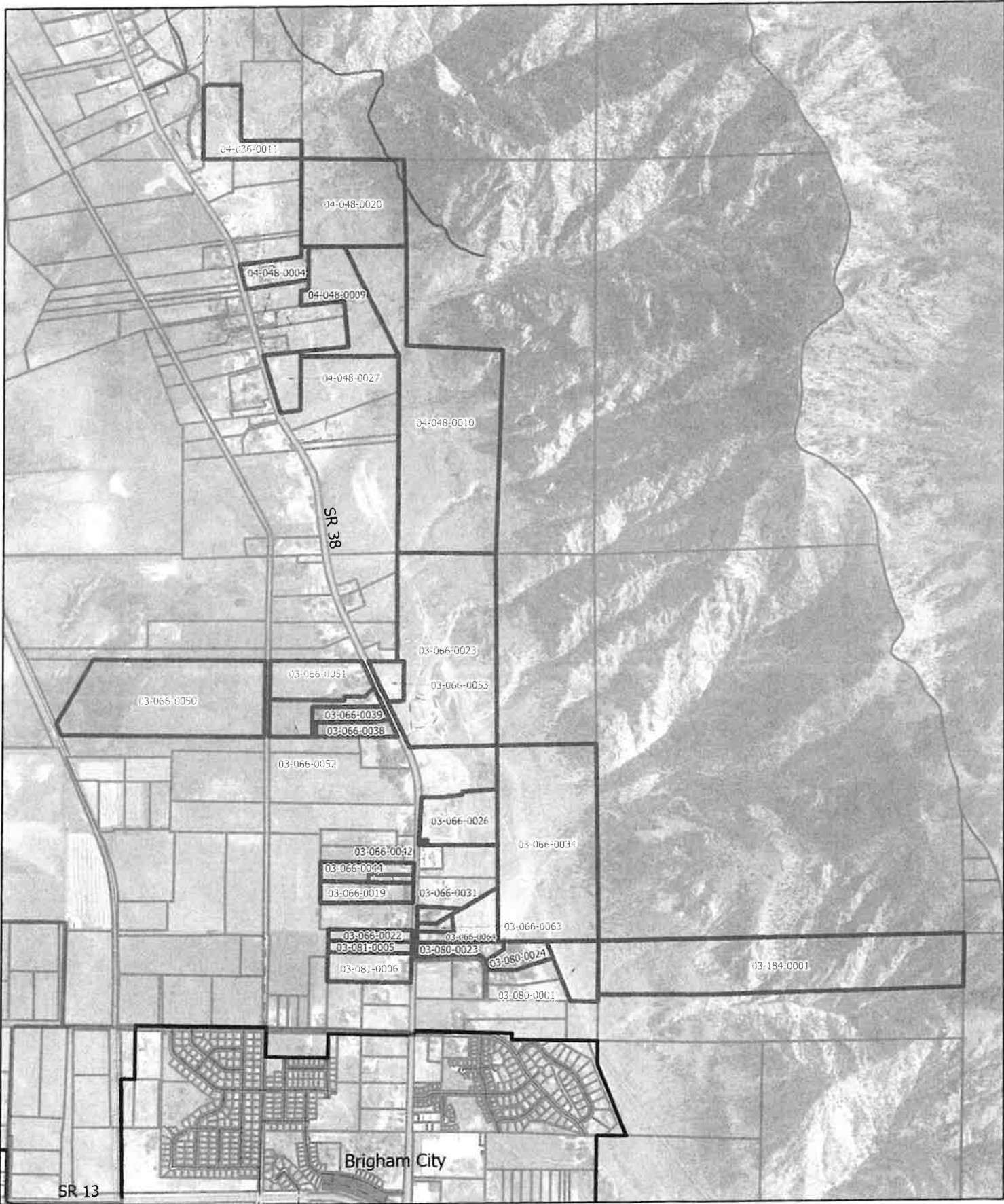
- Ag Protection Parcels
- County B
- Private
- County D
- City
- Roads
 - Highway
- Railroads

BOX ELDER COUNTY

0 0.25 0.5 Miles

This is neither a plat nor a survey. It is furnished merely as a convenience to aid you in locating the land indicated hereon with reference to streets and other land. No liability is assumed by reason of any reliance hereon.

Adams and Friends Ag Protection Harper Ward



BOX
ELDER
COUNTY

0 0.5
Miles

Legend

Ag Protection Parcels	Roads	County B
	Highway	Private
		County D



This is neither a plat nor a survey. It is furnished merely as a convenience to aid you in locating the land indicated herein.

ORDINANCE NO. 626

AN ORDINANCE OF BOX ELDER COUNTY, UTAH, IMPOSING A TRANSIENT ROOM TAX NOT TO EXCEED 4.5% ON SHORT-TERM RENTALS OF ACCOMMODATIONS AND SERVICES AS AUTHORIZED BY UTAH CODE § 59-12-301(1)(a)(ii).

WHEREAS, the Utah Legislature has amended Utah Code § 59-12-301 via HB 456 (2025 Gen. Session), authorizing counties of the second through sixth class to impose a transient room tax (TRT) on charges for accommodations and services described in Utah Code § 59-12-103(1)(i) at a rate not to exceed 4.5% effective July 1, 2025; and

WHEREAS, Box Elder County is a county of the third class and desires to impose this tax at the maximum allowable rate in order to promote tourism and mitigate the impacts of recreation and visitor use;

NOW, THEREFORE, BE IT ORDAINED by the County Commission of Box Elder County, Utah, acting as the legislative body of Box Elder County, Utah, as follows:

SECTION 1. IMPOSITION OF TRANSIENT ROOM TAX.

Pursuant to Utah Code § 59-12-301(1)(a)(ii), Box Elder County hereby imposes a transient room tax at the rate of **4.5%** on charges for accommodations and services described in Utah Code § 59-12-103(1)(i), including short-term rentals of tourist homes, hotels, motels, trailer courts, and similar accommodations.

SECTION 2. EFFECTIVE DATE.

This ordinance shall become effective on July 1, 2025, in accordance with the notice and implementation requirements of Utah Code § 59-12-301(4).

SECTION 3. USE OF REVENUE.

Revenue collected from this tax shall be used exclusively for the purposes authorized in Utah Code § 17-31-2(3), including but not limited to:

- Establishing and promoting tourism, recreation, film production, and conventions;
- Acquiring, constructing, or maintaining tourism- or recreation-related facilities and infrastructure;
- Mitigating impacts of recreation, tourism, and conventions through support for emergency services, law enforcement, road repair, and solid waste management;

- Making payments for bonds issued for such purposes.

The portion of the tax authorized under § 59-12-301(1)(a)(ii) and enacted by this ordinance shall remain with the county and is not subject to the expenditure limitations or required distributions set forth in Utah Code § 59-28-103.

SECTION 4. SEVERABILITY.

If any section, sentence, clause, or phrase of this ordinance is held to be invalid or unconstitutional, such decision shall not affect the validity of the remaining portions of this ordinance.

SECTION 5. ADOPTION.

PASSED AND ADOPTED this 11th day of June, 2025, by the Box Elder County Commission.

Commissioner Bingham	Voting <u>Aye</u>
Commissioner Perry	Voting <u>Aye</u>
Commissioner Vincent	Voting <u>Aye</u>


Boyd Bingham, Chairman
Box Elder County Commission



Attest:


Marla Young, Clerk
Box Elder County



Utah Retirement Systems

Retirement Office

560 East 200 South
Salt Lake City, UT 84102-2021

(801) 366-7700
(800) 365-8772 Toll Free
www.urs.org

DANIEL D. ANDERSEN
Executive Director

URS/PEHP REMOTE ACCESS AGREEMENT

The provisions of this Agreement are intended to govern the rules of conduct and methods of operation between PEHP Health & Benefits ("PEHP"), a division of Utah Retirement Systems ("URS"), and Box Elder County, who is an Employer who has previously entered into Health Benefits Plan Agreement(s) with PEHP. The eligibility of all persons applying for enrollment in health benefit plans, has previously been verified and confirmed by Box Elder County.

WHEREAS, the parties are contracting for the limited purpose of providing the remote access described herein and for no other purpose, and as such, nothing herein will be deemed to create a partnership of the parties, a joint venture, a master-servant relationship, an employer-employee relationship, a contractor-subcontractor relationship, a principal-agent relationship, or any other relationship whatsoever besides that of limited independent contractors; and

WHEREAS, PEHP will provide a means by which Box Elder County may remotely access certain URS / PEHP computing resources, and certain proprietary and confidential information from PEHP for the purpose of providing such services. (hereinafter referred to as Remote Access).

Therefore, in consideration of the mutual promises and covenants contained herein, the sufficiency of which is acknowledged, the parties agree as follows:

1. REMOTE ACCESS

1.1 Availability. This Agreement applies to the Remote Access described, as modified, and supplemented from time to time. Unless otherwise indicated in the related description, Remote Access will be available to Box Elder County as needed.

1.2 Authentication and Credentials. Remote Access to URS/PEHP computing resources requires an electronic identification which may consist of usernames, passwords, symbols, or codes. Remote Access will be limited to a single static IP Address. Following receipt of Box Elder County's static IP Address URS/PEHP may provide Box Elder County with a Digital Certificate, User ID and Password (hereinafter referred to as Credentials) by Which Box Elder County may be granted Remote Access. Box Elder County SHALL MAINTAIN THE CONFIDENTIALITY, AND CONTROL

THE USE OF ITS CREDENTIALS. SUCH CREDENTIALS SHALL BE DEEMED "CONFIDENTIAL INFORMATION" UNDER SECTION 3.1 OF THIS AGREEMENT.

2. CONDITIONS OF USE AND ACCESS

2.1 Responsibility for Use. Box Elder County will use its Remote Access to URS/PEHPs computing resources in a manner consistent with applicable laws. Box Elder County is solely responsible for all use of their Credentials and for any violation of the terms of this Agreement by anyone using its account. For purposes of this Agreement, Box Elder County "use" (a) means (i) use by Box Elder County employees, agents and contractors who have obtained Box Elder County Credentials in their employment or engagement, (ii) use by Box Elder County employees, agents and contractors following their separation from employment or engagement by Box Elder County enabled by the use of Credentials obtained in their employment or engagement, (iii) use by any person who obtains Credentials because of Box Elder County negligence, (iv) and use by any person who obtains Box Elder County Credentials from any person described in (i), (ii) or (iii) above and (b) specifically excludes the unauthorized use of Box Elder County URS/PEHP account by any person not described in (i) – (iv) above or unauthorized access or use of Box Elder County Signature.

3. CONFIDENTIALITY, PRIVACY AND SECURITY

3.1 Use and Disclosure of Confidential Information. The following provisions apply specifically to the possession, use and disclosure of Confidential Information obtained by means of Remote Access, and is intended to document each party's assurances that it will appropriately use and safeguard such data:

(a) Definition. "Confidential Information" shall have the broadest meaning given under applicable laws, and generally refers to individually identifiable information transmitted or maintained in any form or medium. The parties agree that all information pertaining to members, participants, retirees, covered individuals, or eligible employees (as those terms are used in Title 49, Utah Code Annotated) (hereinafter "Confidential Information"), including process, procedures, computer hardware and software configurations received or accessed by Box Elder County from URS/PEHP, including certain computing resources, shall be governed by Retirement Board Resolution 2015-01 and Resolution 2015-02.

(b) Obligations Regarding Confidential Information. Box Elder County agrees, that:

- (i) it will not use or further disclose Confidential Information in a manner that would violate the requirements of applicable laws or Retirement Board Resolutions;
- (ii) it will not use or further disclose Confidential Information other than [A] as permitted or required by this Agreement or supplemental agreements now or hereafter existing which govern its business relationship or arrangement with other entities or [B] as required by law;
- (iii) it will implement appropriate safeguards to prevent use or disclosure of Confidential Information, other than as provided by this Agreement;
- (iv) it will have a written policy to prevent the improper use or disclosure of Confidential Information;

(v) it will require that any third parties, including agents and contractors, to whom it provides Confidential Information agree to the same restrictions and conditions that apply to the Box Elder County with respect to such information, including those in this Section 3.1(b);

(vi) it will make its internal practices, books and records relating to the use and disclosure of Confidential Information available for purposes of determining its compliance with applicable laws pertaining to Confidential Information; and

(vii) at termination of this Agreement, it will return or destroy all Confidential Information received that it still maintains in any form and retain no copies of such information or, if such return or destruction is not feasible, extend the protections of this Agreement and this Section 3.1 to the information and limit further uses and disclosures to those purposes that make the return or destruction of the information infeasible.

(c) Breach. If Box Elder County breaches a material obligation under this Section 3.1 or is in violation of the requirements of applicable laws respecting Confidential Information, URS/PEHP in its sole discretion may take, but is not obligated to take, reasonable steps to cure the breach or terminate this Agreement.

(d) Incorporation of Additional Requirements; Construction. The requirements of applicable law pertaining to Confidential Information are, to the extent not adequately provided for in this Section 3.1 or elsewhere in this Agreement, hereby incorporated by reference and shall become a part of this Agreement. This Agreement and this Section 3.1 shall be construed as broadly as necessary to implement and comply with applicable privacy laws, including URS/PEHP Board Resolutions.

4. AUDIT

4.1 If URS/PEHP has reasonable cause to believe that Box Elder County use of its Remote Access is not in compliance with this Agreement, URS/PEHP may audit Box Elder County for compliance, *provided that* URS/PEHP first notifies Box Elder County of the audit and gives Box Elder County the opportunity to have a representative present. Any audit shall be conducted so as not to cause the improper disclosure or use of Confidential Information.

5. BOX ELDER COUNTY

5.1 Box Elder County may perform its obligations under this Agreement directly or through contractors. Box Elder County shall cause its contractors to comply with the obligations, restrictions and conditions applicable to URS/PEHP regarding the contents of Confidential Information, security and privacy contained in Section 3. Notwithstanding that Box Elder County may contract certain communication and support services, Box Elder County shall remain primarily responsible for the performance of such Services.

6. INTERNET (ISP) ACCESS AND OTHER BOX ELDER COUNTY RESOURCES

6.1 Box Elder County, at its own expense, will provide and maintain the hardware, software, equipment, and services necessary to effectively and reliably access URS/PEHP's computing resources and to format, transmit and receive URS/PEHP's Confidential Information. This means, at a minimum, an internet service provider and internet browser that supports the use of 128-byte

SSL encryption. The Box Elder County web browser must be enabled to accept "cookies".

7. COMPLIANCE WITH LAW

7.1 Generally. URS/PEHP and Box Elder County will each comply with laws applicable to this Agreement. This Agreement will be interpreted, to the maximum extent possible, so as to be consistent with such laws.

7.2 No Agency. URS/PEHP provides specific Remote Access services to Box Elder County, but does not act for Box Elder County as a general matter.

8. STORAGE AND RETENTION

8.1 Box Elder County is solely responsible for providing and maintaining data backup and retention adequate for its needs, for maintaining adequate source records (which may be electronic) relating to URS/PEHP's Confidential Information and for complying with applicable law relating to the storage, maintenance, and retention of such records.

9. LIMITED WARRANTY; DISCLAIMERS

9.1 URS/PEHP warrants that it will use its best efforts to correctly provide Remote Access to BOX ELDER COUNTY. URS/PEHP MAKES NO OTHER WARRANTIES, INCLUDING, BUT NOT LIMITED TO, THE IMPLIED WARRANTIES OF MERCHANTABILITY AND FITNESS FOR A PARTICULAR PURPOSE, REGARDING THE SERVICES OR RESOURCES PROVIDED BY IT, OR USE OF SERVICES NOT COMPLYING WITH APPLICABLE LAW. URS/PEHP DISCLAIMS LIABILITY RELATING TO ITS OR ITS CONNECTION TO THE INTERNET OR THE INTERNET SERVICE PROVIDER, FOR THE FAILURE OF BOX ELDER COUNTY TO COMPLY WITH THIS AGREEMENT (INCLUDING ANY FAILURE TO COMPLY WITH APPLICABLE LAWS, RULES OR REGULATIONS RELATING TO THE SECURITY OR PRIVACY OF CONFIDENTIAL INFORMATION), OR FOR THE CONTENT AND USE OF SAID SERVICES. URS/PEHP DOES NOT WARRANT UNINTERRUPTED OR ERROR-FREE OPERATION, COMPATIBILITY WITH ANY PARTICULAR HARDWARE OR SOFTWARE, OR INTER-CONNECTIBILITY WITH OTHER NETWORKS OR SERVICES.

10. INDEMNIFICATION

10.1 By BOX ELDER COUNTY. Except for claims arising out of URS/PEHP's breach of this Agreement, its negligent acts or omissions, or willful misconduct, Box Elder County agrees to indemnify, defend and hold harmless URS/PEHP, its employees, directors, agents and contractors, from and against all damages and costs, including reasonable attorney's fees, that result from the claims of third parties arising out of Box Elder County use of URS/PEHP's Remote Access services, including Box Elder County connection to the internet, the content and use of URS/PEHP's Remote Access by Box Elder County and compliance by Box Elder County with applicable laws (including those relating to the security and privacy of Confidential Information), provided that URS/PEHP notifies Box Elder County in writing promptly upon discovery of any such third party claim, and fully cooperates with Box Elder County in, the defense and settlement of such claim. For purposes of this Section and Box Elder County "use" of the Remote Access

service (a) means (i) use by Box Elder County employees, agents and contractors who have obtained Box Elder County Credentials in their employment or engagement, (ii) use by Box Elder County employees, agents and contractors following their separation from employment or engagement by Box Elder County enabled by the use of Credentials obtained in their employment or engagement, (iii) use by any person who obtains Box Elder County Credentials because of Box Elder County negligence, (iv) and use by any person who obtains Box Elder County Credentials from any person described in (i), (ii) or (iii) above and (b) specifically excludes the unauthorized use of Box Elder County URS/PEHP Remote Access account by any person not described in (i) - (iv) above or who accesses or uses Box Elder County Signature without authorization from same.

11. TERMINATION

11.1 By Either Party. This Agreement will remain in effect until terminated by either party with not less than thirty (30) days prior written notice to the other party.

11.2 By URS/PEHP for Cause. URS/PEHP may terminate this Agreement (a) if Box Elder County fails to comply with any of its material terms or conditions, and fails to cure such non-compliance within thirty (30) days of notice, or (b) if Box Elder County uses or attempts to use the URS/PEHP Remote Access account for any fraudulent or illegal purpose. URS/PEHP may immediately suspend Box Elder County access to the URS/PEHP Remote Access account, with or without terminating this Agreement, (i) if Contactor uses or attempts to use the Remote Access account for any fraudulent or illegal purpose or (ii) Box Elder County fails to comply with applicable state and/or federal laws.

11.3 Obligations on Termination. Upon termination for a reason other than stated in Section 11.2, URS/PEHP and Box Elder County will agree on a reasonable time, not to exceed thirty (30) days, within which Box Elder County may pursue alternatives to the Remote Access account. During this time period, Box Elder County may continue to use the Remote Access account in accordance with this Agreement, and the parties shall be subject to this Agreement for such time period. The effective date of termination will be the date on which Box Elder County ceases to use the Remote Access account or thirty (30) days following notice of termination, whichever first occurs. Box Elder County will, within thirty (30) days of the effective date of termination, turn over to URS/PEHP or, if agreed to by URS/PEHP, certify the destruction of, all property belonging to or provided by URS/PEHP.

12. APPEALS

12.1 Any action arising out of this Agreement shall be considered a "legal right" under Title 49 of the Utah Code Annotated and such action shall be subject to the appeals procedure as set forth in Utah Code Annotated Section 49-11-613.

13. GENERAL PROVISIONS

13.1 Assignment. Neither URS/PEHP nor Box Elder County may transfer or assign its rights or obligations under this Agreement.

13.2 Attorney's Fees. The prevailing party in any legal action concerning this Agreement is entitled to recover its reasonable attorney's fees and costs following a final judgment.

13.3 Construction; Severability. To the maximum extent possible, this Agreement and its

provisions will be interpreted consistently with applicable law. Any provision of this Agreement which is determined to be invalid or unenforceable will be ineffective to the extent of such determination without invalidating the remaining provisions of this Agreement or affecting the validity or enforceability of such remaining provisions. The words "law" or "laws" shall have the broadest meaning in the context used, and will generally refer to Utah state and federal laws, rules and regulations.

13.4 Entire Agreement. This Agreement contains the parties' entire agreement respecting the subject matter hereof, supersedes and replaces all prior agreements between URS/PEHP and Box Elder County pertaining to the provision of Remote Access to URS/PEHP computing resources, and may be modified only as provided herein. THIS AGREEMENT MAY NOT BE CONTRADICTED BY EVIDENCE OF ANY ALLEGED ORAL AGREEMENT. ALL PRIOR ORAL DISCUSSIONS ARE MERGED IN THIS AGREEMENT. No course of dealing or failure or delay in exercising any right, privilege, remedy or option will operate as a waiver of any right, privilege, remedy or option under this Agreement.

13.5 Excusable Delays. No party will be liable for any failure to perform its obligations hereunder, where such failure results from any act of God or other cause beyond such party's reasonable control (including, without limitation, any mechanical, electronic or communications failure).

13.6 Governing Law. This Agreement is governed by the laws of Utah, excluding laws pertaining to choice of law.

13.7 Headings. Section headings are for convenience and will not affect the construction or interpretation of any provisions of this Agreement.

13.8 Notice. All notices hereunder will be in writing sent by United States certified mail, postage prepaid, to the address of the other party, which is set forth in this Agreement, or to such other addresses as the party will designate in writing. Any notice will be deemed to be effective upon delivery. Notice may be waived by mutual written consent of the parties.

Address for each party as follows:

PEHP Health & Benefits
Attn: John C. Brinkerhoff, CPO
560 East 200 South, Salt Lake City, UT 84102
Telephone: (801) 366-7365
Fax: (801) 328-7365
Email: John.Brinkerhoff@urs.org

Box Elder County
ATT: *Jenica Stander, HR Director*
Address: *01 South Main, Ste 33*
City, State, Zip: *Brigham City, UT 84302*
Telephone: *435-734-3364*
Email: *jstander@boxeldercountyut.gov*

13.9 Ownership. Box Elder County has no rights of ownership or other property rights in any services or other materials furnished by URS/PEHP in connection with this Agreement.

13.10 Survival. The provisions of Sections 3, 7, 8, 9, 10, 12 and 13 will survive the termination of this Agreement.

13.11 Third Party Rights. Nothing in this Agreement confers any rights or remedies under or by reason of this Agreement on any persons other than the parties hereto, nor is anything in this Agreement intended to relieve or discharge the obligation or liability of any third parties to any party to this Agreement, nor will any provision give any third party any right of subrogation or action against any party to this Agreement.



Utah Retirement Systems

Retirement Office

560 East 200 South
Salt Lake City, UT 84102-2021

(801) 366-7700

(800) 365-8772 Toll Free

www.urs.org

DANIEL D. ANDERSEN
Executive Director

URS/PEHP REMOTE ACCESS AGREEMENT

EXECUTED this 14th day of May 2025.

BOX ELDER COUNTY

Designated Box Elder County Representative:

Name: Jenica Stander

Title: HR Director

Authorized Binding Official(s):

Name(s): Jenica Stander

Title(s): HR Director

Signature: Jenica Stander

Public Employees Health Program

Authorized Binding Official:

Name: John C. Brinkerhoff

Title: Chief Privacy / Information Risk Officer

Signature: John C. Brinkerhoff