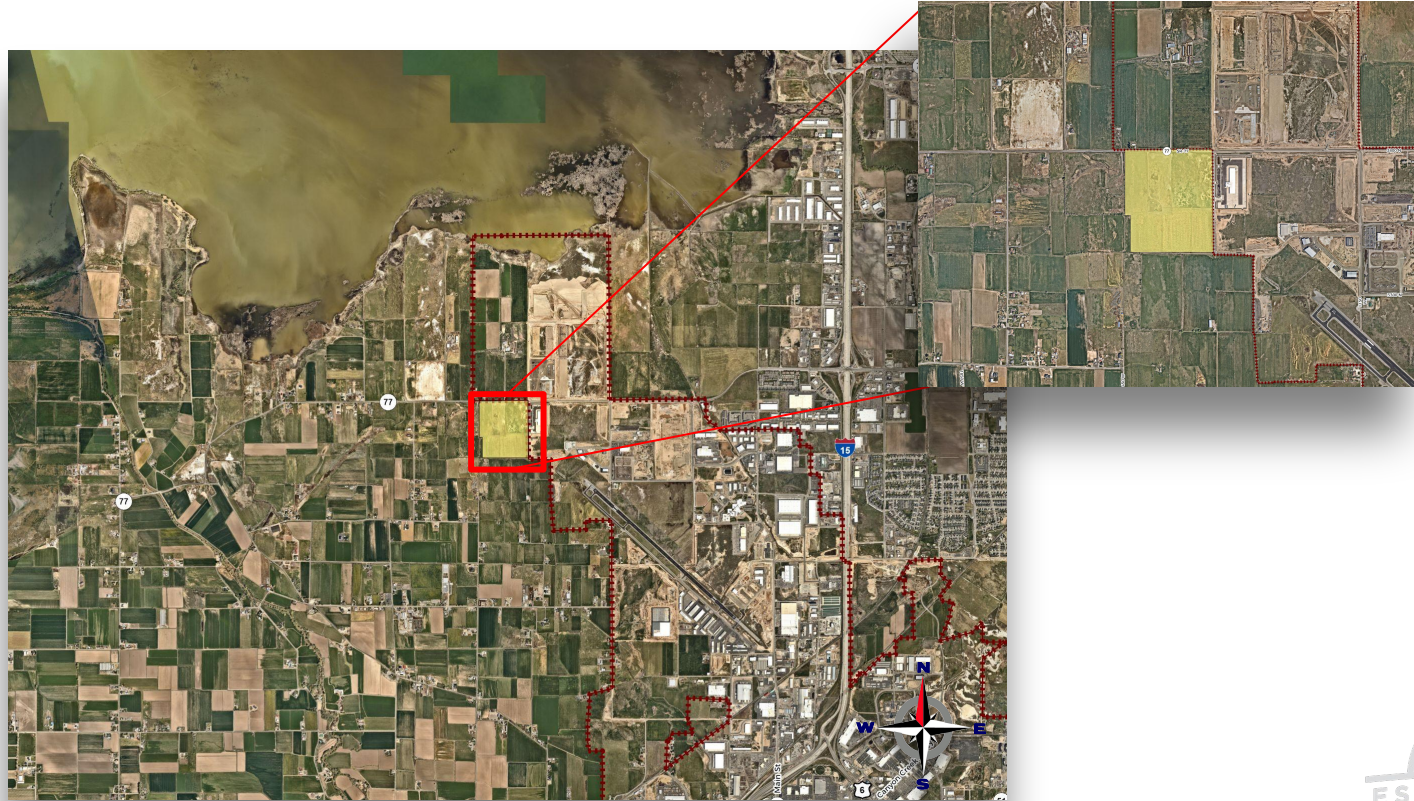
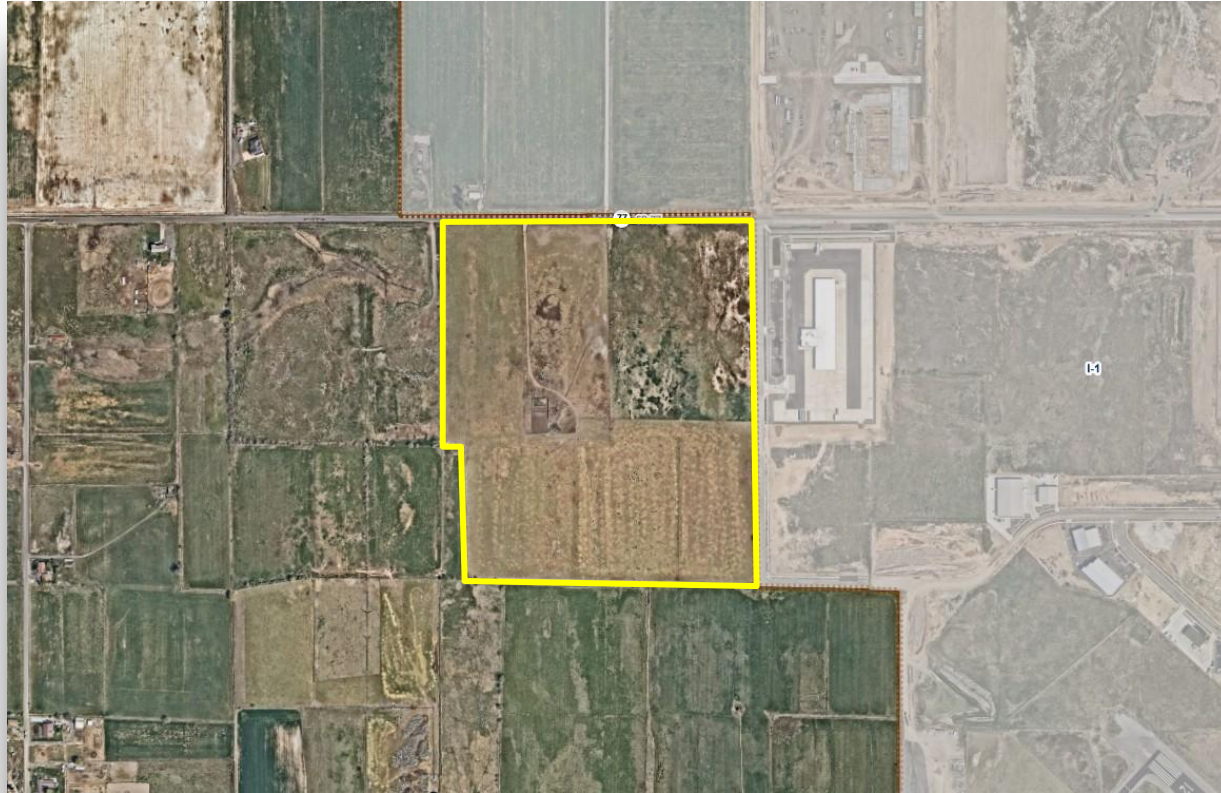


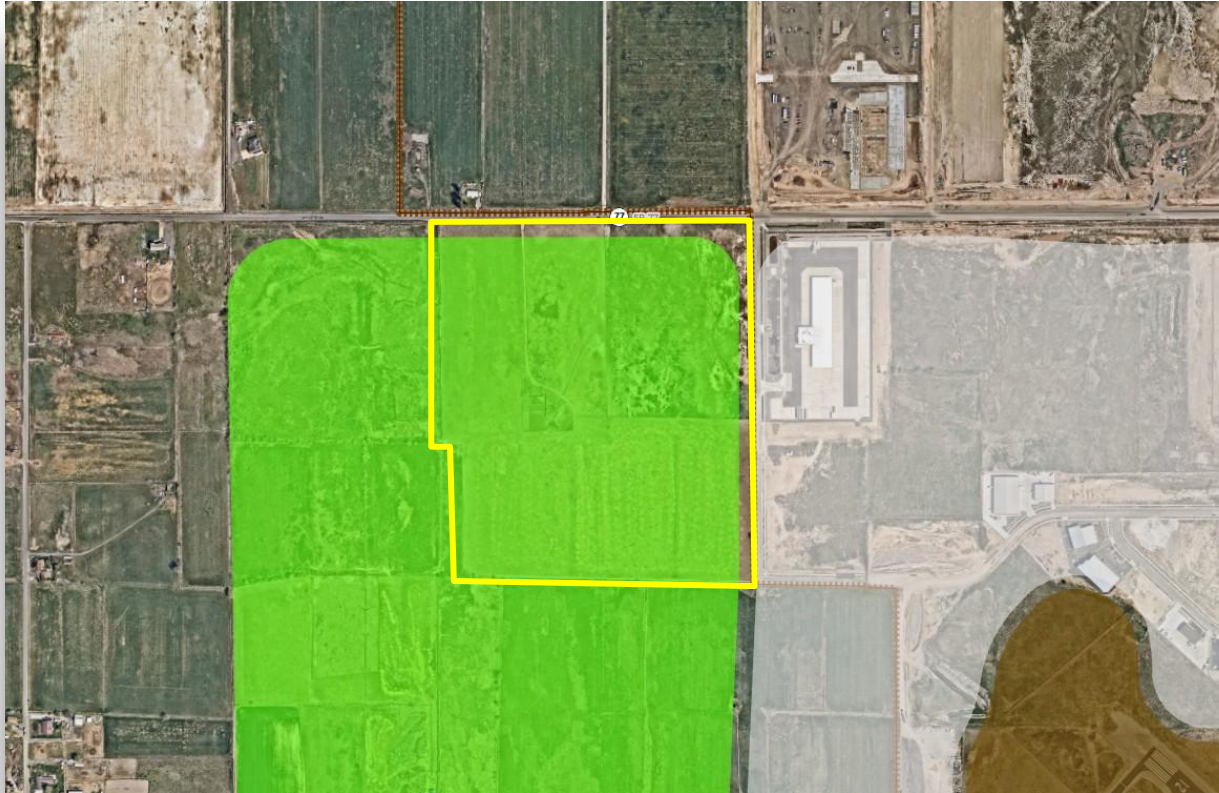
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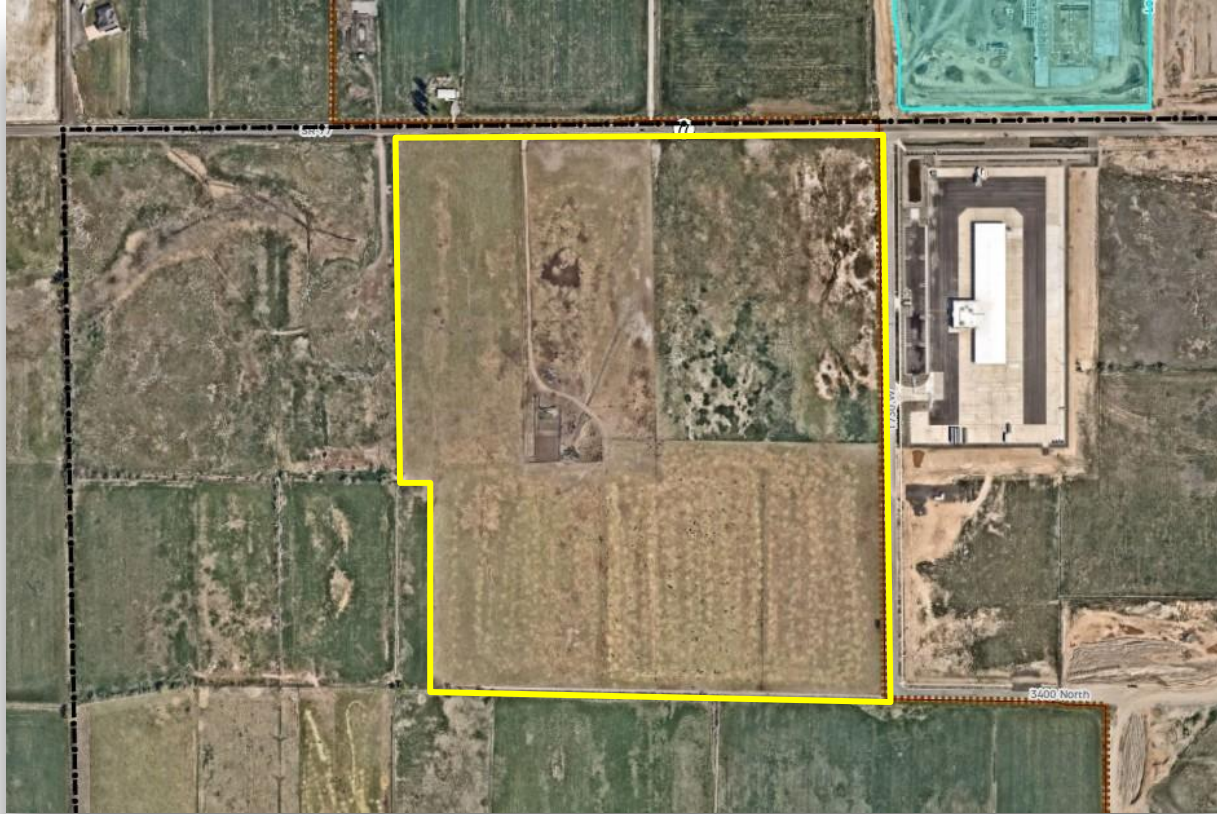


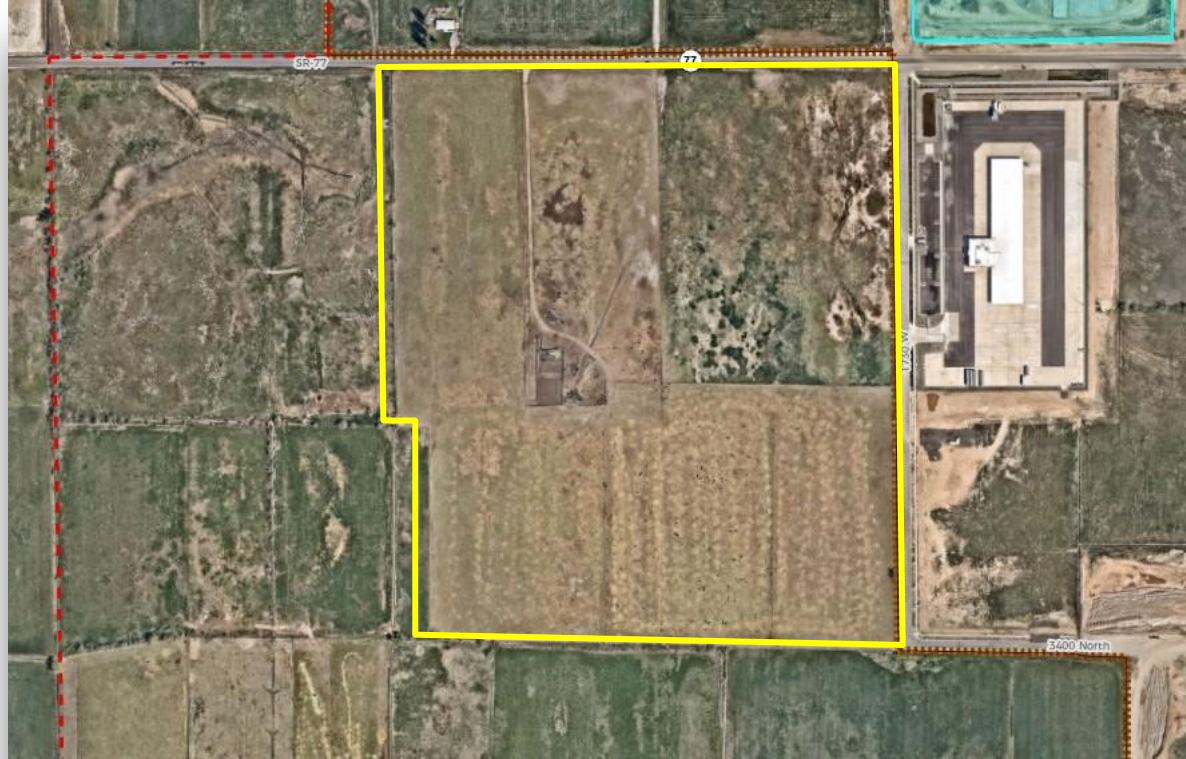


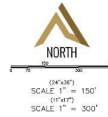
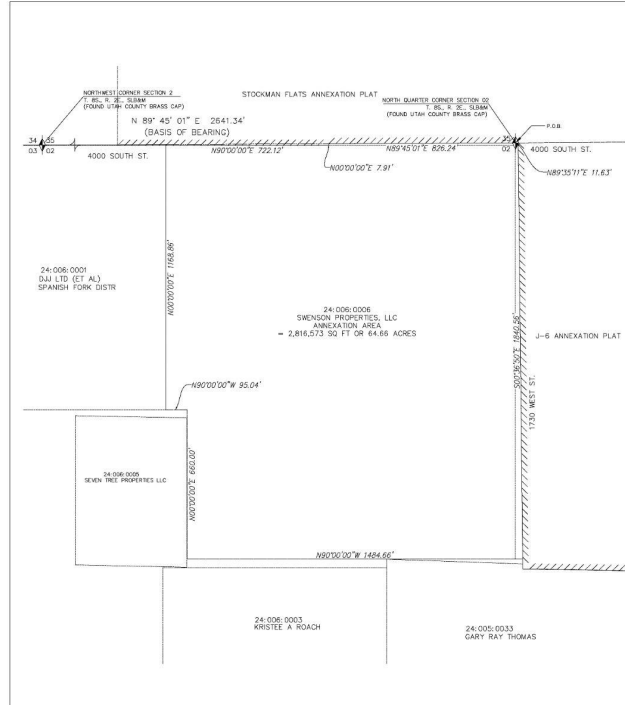












ENGINEER/SURVEYOR CONTACT INFO:
ALLAN ENGINEERING LLC
(201) 652-0366
344 E. 800 N. SUITE A
SPANISH FORK, UT 84660

LEGEND

FOUND SECTION CORNER

PROPERTY BOUNDARY

SECTION LINE

EXISTING RED LINE

RIGHT-OF-WAY LINE

EXISTING SPANISH FORK CITY BOUNDARY

SURVEYOR'S CERTIFICATE

I, MATTHEW B. JORD, HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR AND THAT I HAVE CERTIFIED THIS MAP AS PREPARED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT THIS IS A TRUE AND ACCURATE MAP OF THE TRACT BASED ON UTAH COUNTY RECORDS OF LAND TO BE ANNEXED INTO SPANISH FORK CITY, UTAH COUNTY, UTAH.

Matthew B. Jord 06/03/2025
SURVEYOR DATE

BOUNDARY DESCRIPTION

COMMENCING AT THE NORTH QUARTER CORNER OF SECTION 22, TOWNSHIP 8 SOUTH, RANGE 2 EAST, SALT LAKE BASIN AND MERIDIAN, THENCE N 89°45' 11.43" FEET TO A POINT ON THE J-6 ANNEXATION RECORDED NOVEMBER 18, 2021 AS ENTRY NO. 194372-2021, THENCE S 80°30'50" E ALONG SAID J-6 ANNEXATION 1168.96 FEET, THENCE N 90°00'00" W 1484.68 FEET, THENCE N 02°00'00" E 660.00 FEET, THENCE N 90°00'00" W 55.04 FEET, THENCE N 90°00'00" E 1168.96 FEET, THENCE ALONG THE STOCKMAN FLATS ANNEXATION RECORDED SEPTEMBER 16, 2022 AS ENTRY NO. 61797-2022 THE FOLLOWING THREE CALLS: (1) N 90°00'00" E 722.12 FEET, (2) N 02°00'00" E 1.94 FEET TO THE SECTION LINE, (3) N 89°45'01" E 828.24 FEET ALONG THE SECTION LINE TO THE POINT OF BEGINNING.



**ACCEPTANCE BY THE
UTAH COUNTY SURVEYOR**

UTAH COUNTY SURVEYOR DATE

ACCEPTANCE BY LEGISLATIVE BODY

THIS IS TO CERTIFY THAT WE, THE SPANISH FORK CITY COUNCIL, HAVE RECEIVED A PETITION SIGNED BY A MAJORITY OF THE OWNERS OF THE TRACT WITHIN HEREIN REQUESTING THAT SAID TRACT BE ANNEXED TO SPANISH FORK CITY AND THAT A COPY OF THE ORDINANCE HAS BEEN PREPARED FOR FILING HEREWITH ALL IN ACCORDANCE WITH THE UTAH COUNTY CODE ANNOTATED (1953) 25-2-409 TO 25-2-424 AS REVISED AND THAT WE HAVE EXAMINED AND DO HEREBY APPROVE AND ACCEPT THE ANNEXATION OF THE TRACT AS SHOWN AS A PART OF SAID CITY AND THAT SAID TRACT OF LAND IS TO BE KNOWN AS SWENSON ANNEXATION.

DATED THIS _____ DAY OF _____, 2025.

CLERK-RECORDER DATE

**ANNEXATION PLAT
RAY ALLEN SWENSON
ANNEXATION
SPANISH FORK CITY, UTAH COUNTY, UTAH**



Ray Allen Swenson Annexation

The Applicant has proposed that a parcel totaling 64.66 acres, located at approximately 1730 West SR-77, be annexed.

Proposed Motion: I move to approve the proposed Ray Allen Swenson Annexation based on the following findings:

Findings

1. That the subject property is located within the City's Annexation Policy Boundary and Growth Management Boundary.
2. That the city's General Plan Land Use Designation for the annexation area is Agricultural.
3. That the R-R Rural Residential would allow for the property owner to use the property in a similar way to how it has historically been utilized.

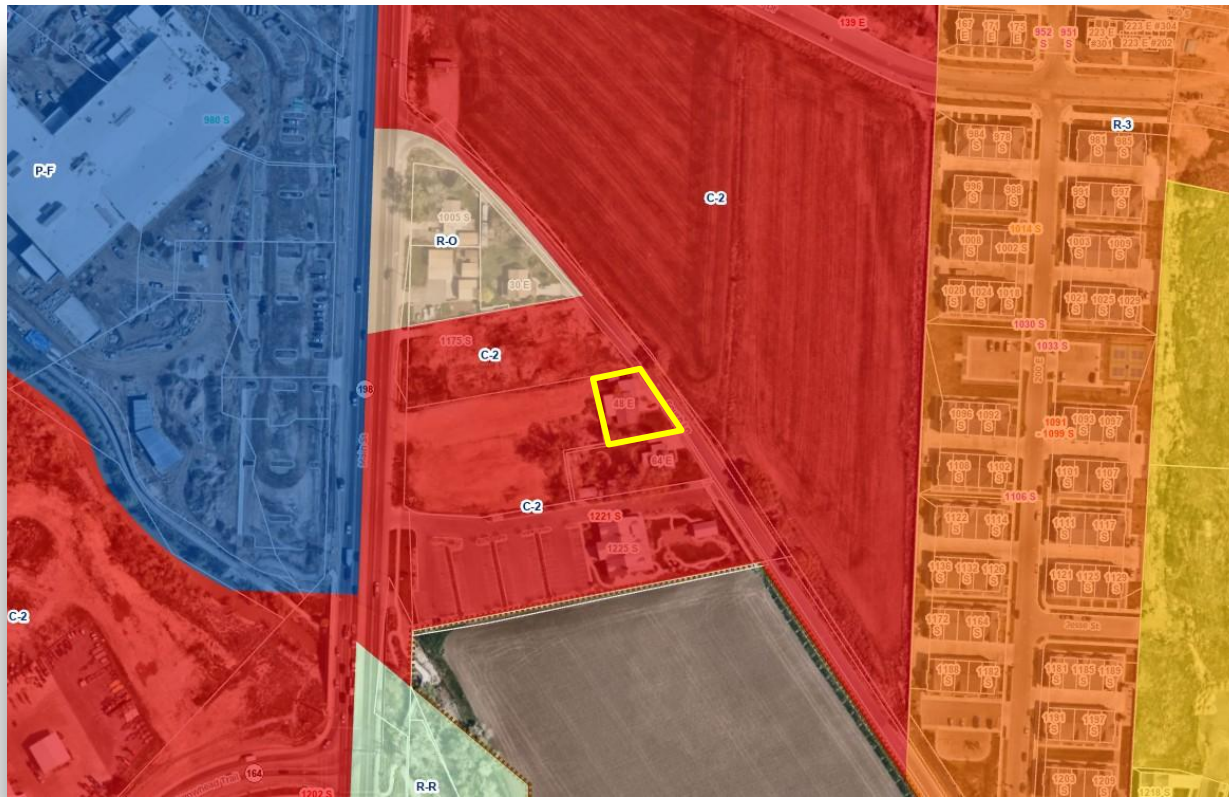


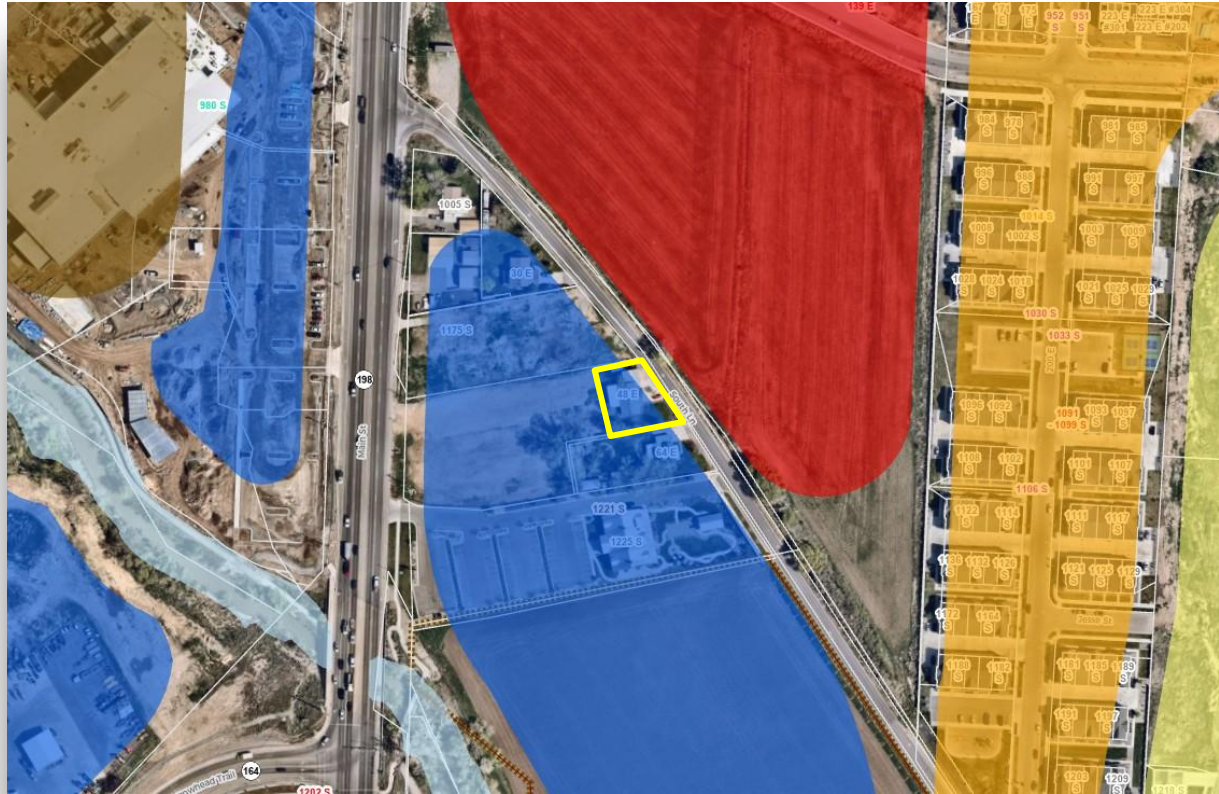


SPANISH FORK

PRIDE & PROGRESS

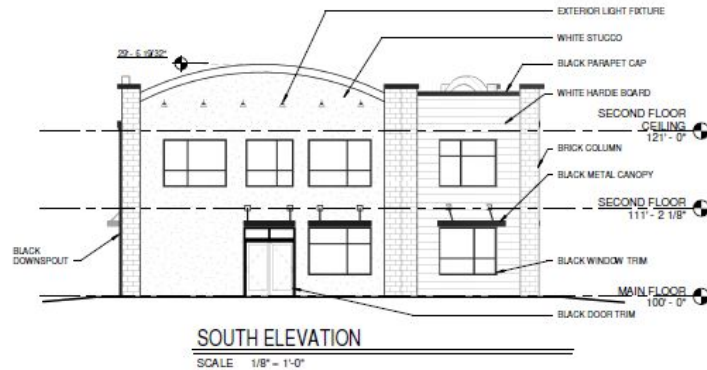
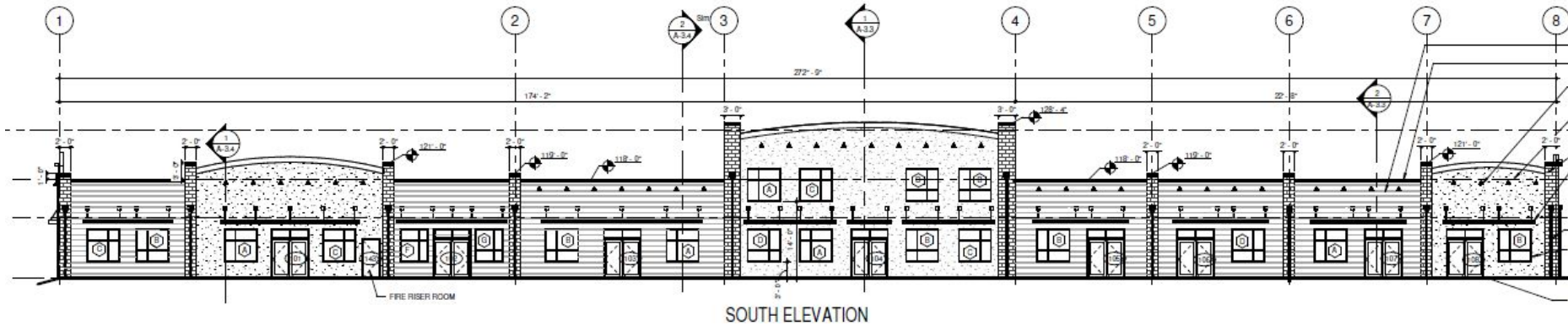


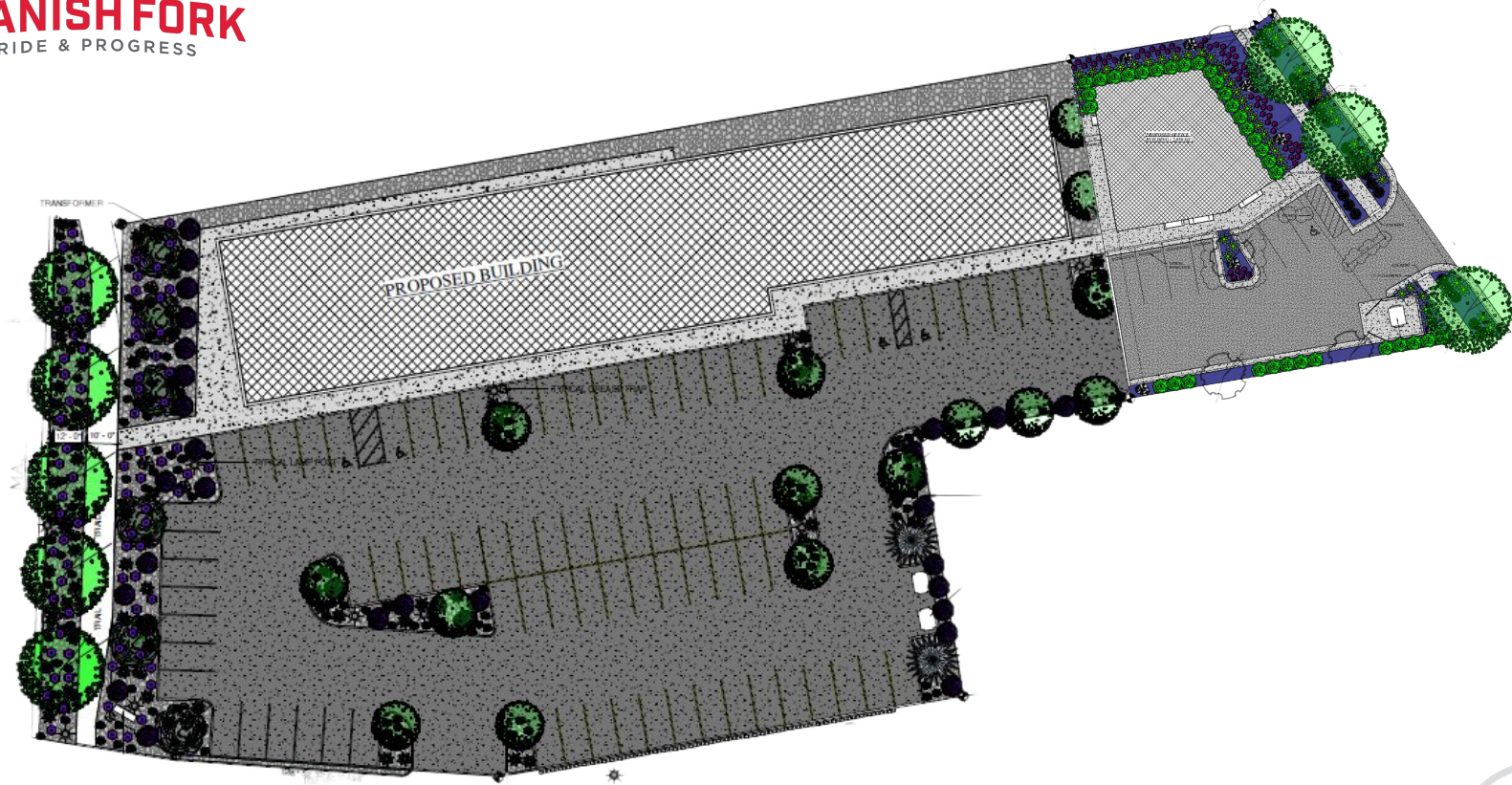


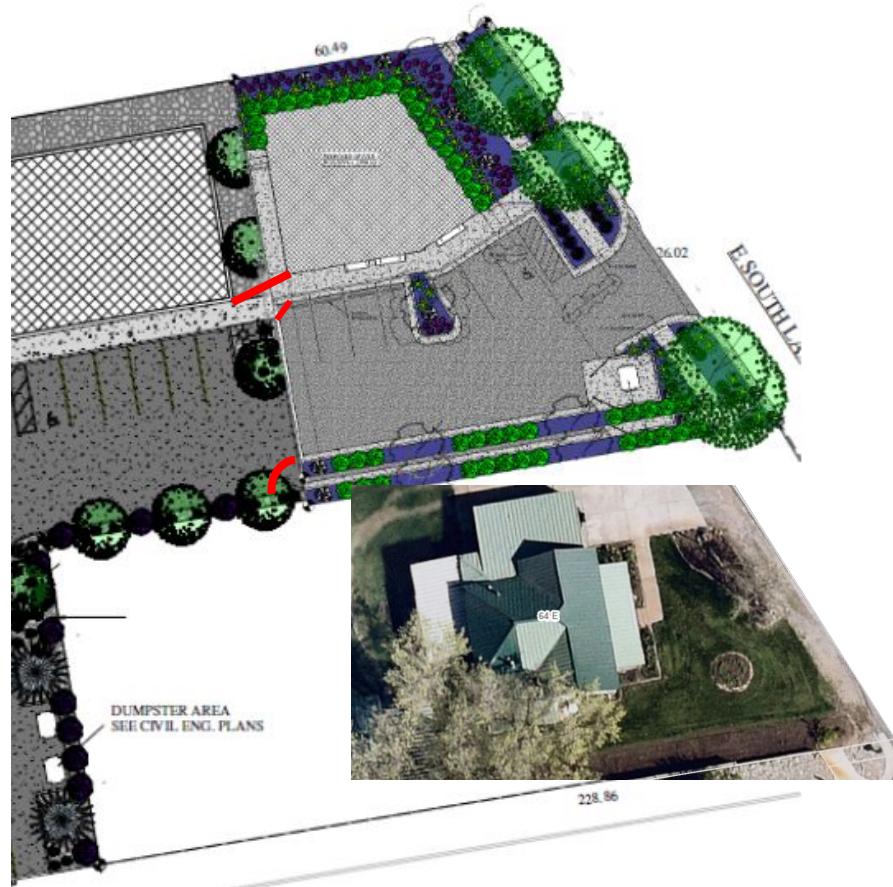




SPANISH FORK
PRIDE & PROGRESS







Mabey Office Building Development Enhancement Overlay

The Applicant applied for a Zone Map Amendment approval for the Development Enhancement Overlay Zone on the subject property.

Proposed Motion: I move to approve the proposed Mabey Office Building Zone Map Amendment based on the following findings and subject to the following conditions:

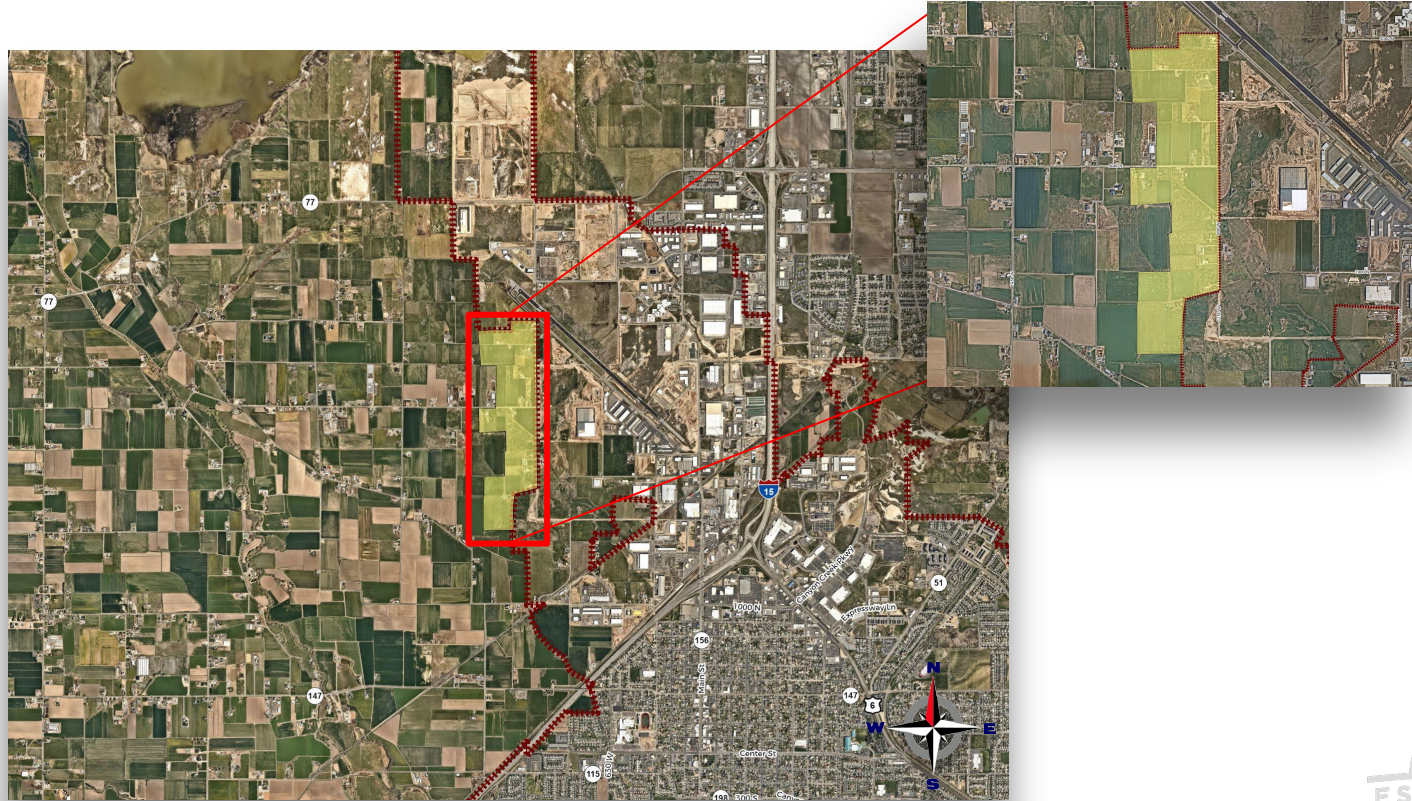
Findings

1. That the proposed use is an appropriate use on the specific parcel as compared with other possible uses.
2. That granting the Development Enhancement Overlay Zone with modified restrictions will not cause a detriment to prospective patrons, to adjacent property owners, nor to traffic flows on the adjacent public streets.
3. That adequate conditions have been incorporated into the Zone which will offset the easing of usual requirements.

Conditions

1. That the Applicant meets the City's Development and Construction standards, Zoning requirements and other applicable City Ordinances.
2. That all remaining red-lines be addressed by the Applicant prior to a building permit being issued.

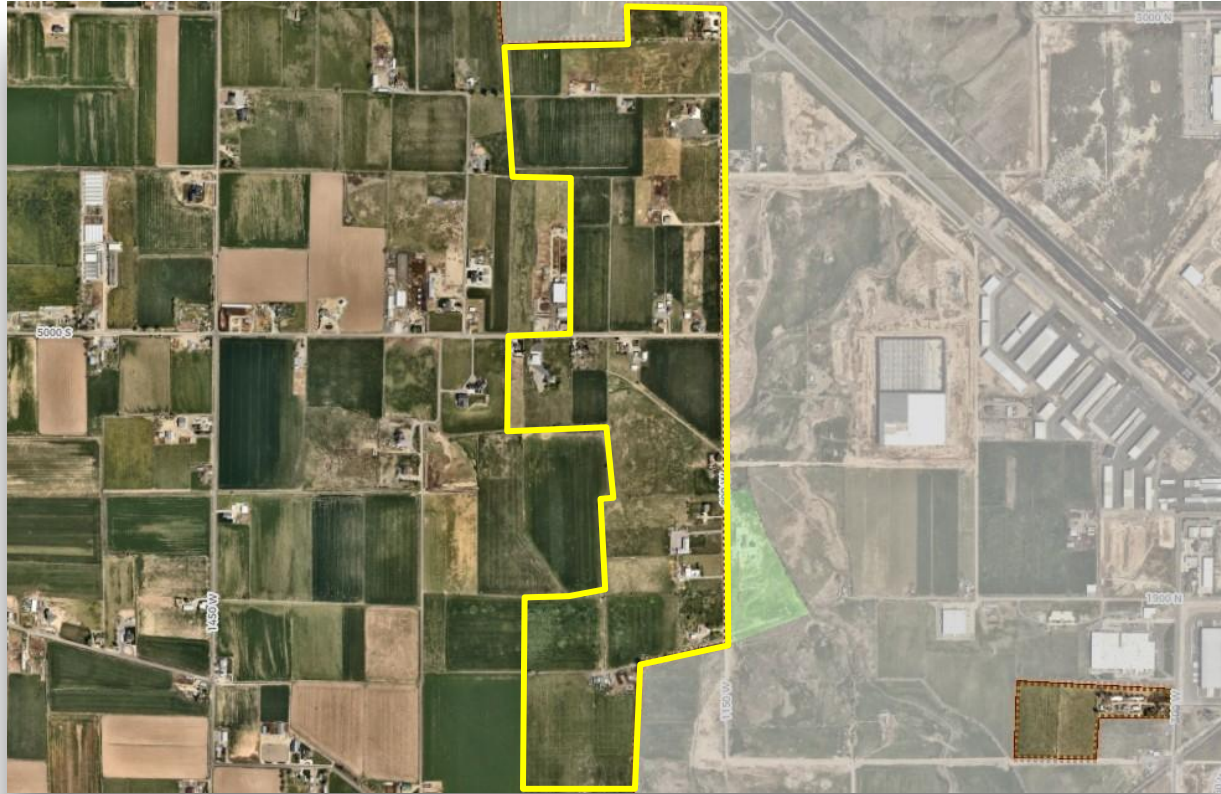


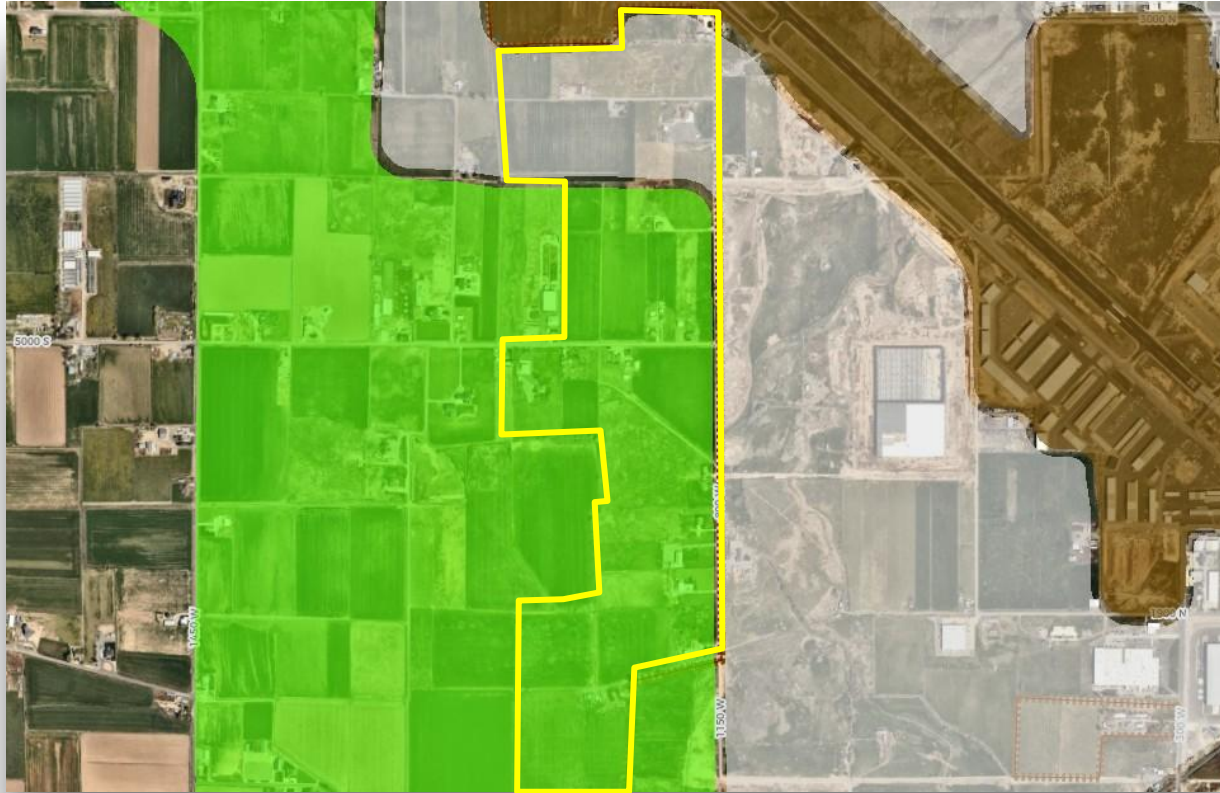


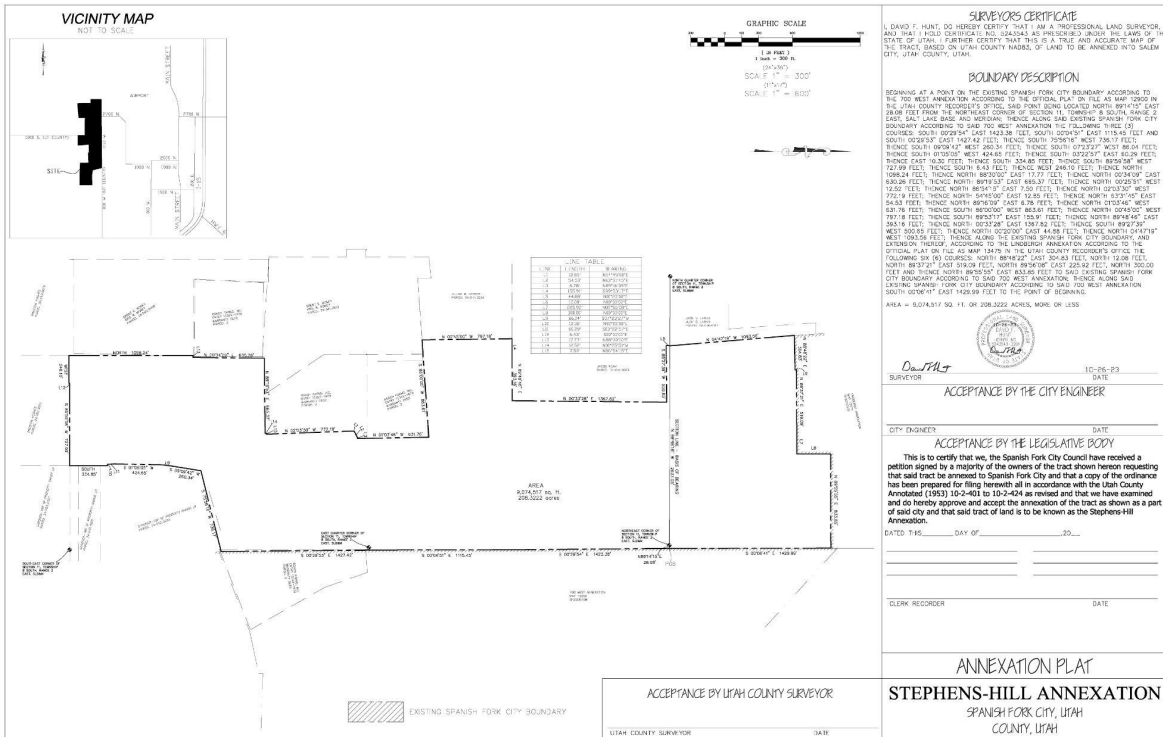
SPANISH FORK

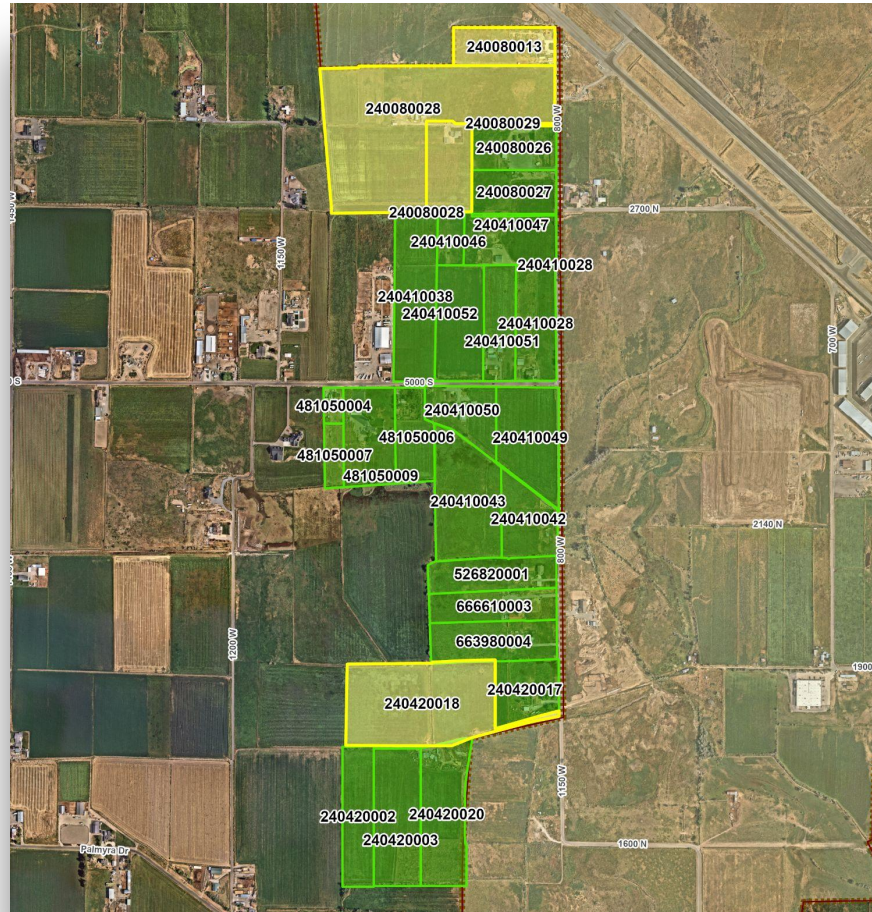
PRIDE & PROGRESS











Stephens-Hill Annexation

The Applicant has proposed that 27 parcels totaling 208.32 acres, located at approximately 1150 West 2200 North, be annexed.

Proposed Motion: I move that the proposed Stephens-Hill Annexation be accepted for further study based on the following findings:

Findings

1. That the subject property is located within the City's Annexation Policy Boundary and Growth Management Boundary.
2. That City staff believes that this area can be serviced by municipal services.
3. That the proposed annexation area appears to be in the path of development.

