

W2629824

EH 2629824 PG 1 OF 5
ERNEST D ROWLEY, WEBER COUNTY RECORDER
15-APR-13 1040 AM FEE \$1.00 DEP SGC
REC FOR: WEBER COUNTY PLANNING

ORDINANCE 2013-11

An Ordinance of Weber County, amending the zoning map by rezoning property in the North Fork area located at approximately 6972 N North Fork Road from the Forest 5 (F-5) zone to the Forest Valley 3 (FV-3) zone.

Whereas, the Weber County Board of Commissioners, finds that the proposed rezone will comply with the goals and objectives of the Ogden Valley General Plan and will promote property rights; and

Whereas, the proposed rezoning will not adversely affect the public health, safety, or welfare; and

Whereas, the Ogden Valley Township Planning Commission, after appropriate notice, held a public hearing on March 5, 2013 and unanimously recommended that the Weber County Board of Commissioners approve the proposed zoning map amendment; and

Whereas, the Weber County Board of Commissioners, after appropriate notice, held a public hearing on April 2, 2013, to allow the general public to comment on the proposed rezone;

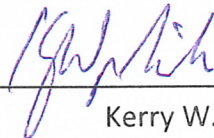
Now Therefore, the Weber County Board of Commissioners ordains that the following identified parcels is hereby rezoned from Forest 5 (F-5) to Forest Valley (FV-3):

See exhibit A for parcel ID #'s: 17-135-0003, 17-092-0022, 17-092-0020, 17-092-0018, 17-092-0016, 17-092-0005, 17-092-0010, 17-092-0007

Passed, adopted, and ordered published this 2nd day of April, 2013, by the Weber County Board of Commissioners

This ordinance shall become effective fifteen (15) days after publication.

WEBER COUNTY BOARD OF COMMISSIONERS

By 
Kerry W. Gibson, Chair

Commissioner Bell	Voting <u>aye</u>
Commissioner Gibson	Voting <u>aye</u>
Commissioner Zogmaister	Voting <u>aye</u>

ATTEST:

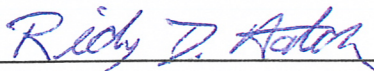

Ricky D. Hatch, CPA
Weber County Clerk/Auditor

Exhibit A**17-135-0003**

PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 8 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT ON THE SOUTHWESTERLY LINE OF DURFEE CREEK SUBDIVISION NO. 1, WEBER COUNTY, UTAH, AT A POINT 2515.56 FEET NORTH 0D00'56" EAST ALONG A QUARTER SECTION LINE AND 431.20 FEET WEST FROM THE SOUTH QUARTER CORNER OF SAID SECTION 36, SAID POINT IS ALSO 45.44 FEET NORTH 17D05'57" WEST AND 459.82 FEET NORTH 14D36'28" WEST ALONG SAID WEST BOUNDARY OF DURFEE CREEK SUBDIVISION NO. 1 FROM THE NORTHWEST CORNER OF LOT 18 OF SAID SUBDIVISION; THENCE NORTH 47D40'33" WEST 132.34 FEET ALONG SAID SUBDIVISION; THENCE SOUTH 86D04'33" EAST 34.66 FEET; THENCE SOUTH 36D06'30" EAST 107.36 FEET TO THE POINT OF BEGINNING.

17-092-0022

PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 8 NORTH, RANGE 1 WEST, SALT LAKE MERIDIAN: BEGINNING AT A POINT WHICH IS 1177.62 FEET WEST, 1544.83 FEET NORTH, NORTH 56D EAST 112.97 FEET, SOUTH 82D EAST 60 FEET, NORTH 8D EAST 260.00 FEET, NORTH 38D31' WEST 243.77 FEET, NORTH 34D26'30" EAST 321.81 FEET, SAID POINT IS ALSO 957.85 FEET WEST AND 2312.86 FEET NORTH FROM THE EXISTING MONUMENT AT THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER OF SAID SECTION 36, RUNNING THENCE NORTH 77D42'34" EAST 414.67 FEET, THENCE SOUTH 14D32'58" EAST 232.25 FEET, MORE OF LESS, TO A POINT NORTH 86D25'05" WEST OF A POINT 842.46 FEET WEST 2175.36 FEET NORTH AND SOUTH 50D WEST 160 FEET, AND SOUTH 8D00' WEST 13.03 FEET AND NORTH 89D00' EAST 652.10 FEET TO A ROAD, AND ALONG SAID ROAD NORTH 14D36'28" WEST 99.74 FEET FROM THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 36, THENCE RUNNING SOUTH 86D25'5" EAST 155.085 FEET, MORE OR LESS, TO A POINT 842.46 FEET WEST 2175.36 FEET NORTH AND SOUTH 50D WEST 160 FEET AND SOUTH 8D00' WEST 13.03 FEET AND NORTH 89D00' EAST 652.10 FEET TO A ROAD, AND ALONG SAID ROAD NORTH 14D36'28" WEST 99.74 FEET FROM THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 36, THENCE SOUTH 14D36'28" EAST 99.74 FEET, THENCE SOUTH 89D WEST 652.10 FEET, THENCE NORTH 08D EAST 13.03 FEET, THENCE NORTH 50D EAST 159.594 FEET, MORE OR LESS, TO A POINT SOUTH 40D EAST OF THE POINT OF BEGINNING, THENCE RUNNING NORTH 40D00'00" WEST 180.00 FEET TO THE POINT OF BEGINNING.

17-092-0020

PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 8 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT NORTH 89D51'52" WEST 1270.46 FEET AND NORTH 0D32'58" EAST 644.43 FROM THE SOUTH QUARTER CORNER OF SAID SECTION 36; RUNNING THENCE NORTH 0D32'58" EAST 486.08 FEET; THENCE SOUTH 89D45'23" EAST 338.05 FEET TO THE CENTERLINE OF THE COUNTY ROAD; THENCE 4 COURSES ALONG SAID CENTERLINE AS FOLLOWS: SOUTH 18D07'22" EAST 230.80 FEET, SOUTH 13D46'48" WEST 235.60 FEET, SOUTH 39D05'42" EAST 78.60 FEET, AND SOUTH 49D17'52" EAST 109.40 FEET; THENCE SOUTH 85D30'45" WEST 18.72 FEET; THENCE SOUTH 24D36'26" WEST 120.54 FEET; THENCE SOUTH 85D30' WEST 200.00 FEET; THENCE NORTH 45D00' WEST 314.87 FEET TO THE POINT OF BEGINNING.

17-092-0018

PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 8 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT WHICH IS WEST 957.85 FEET NORTH 2312.86 FEET, SOUTH 40D EAST 180 FEET, NORTH 73D44'45" EAST 69.44 FEET AND SOUTH 86D25'05" EAST 436.65 FEET FROM THE EXISTING MONUMENT AT THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER SECTION; RUNNING THENCE NORTH 14D36'28" WEST 360.08 FEET ALONG AN EXISTING ROAD; THENCE NORTH 47D40'33" WEST 132.34 FEET; THENCE NORTH 86D04'33" WEST 197.72 FEET, THENCE SOUTH 75D01'08" WEST 147.29 FEET; THENCE SOUTH 18D36'13" WEST 282.00 FEET; THENCE NORTH 77D42'34" EAST 414.67 FEET; THENCE SOUTH 14D36'28" EAST 232.25 FEET; THENCE SOUTH 86D25'05" EAST 154.82 FEET TO THE POINT OF BEGINNING.

17-092-0016

PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 8 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT NORTH 89D51'52" WEST 1270.46 FEET AND NORTH 0D32'58" EAST 1130.51 FEET FROM THE SOUTH QUARTER CORNER OF SAID SECTION 36, RUNNING THENCE NORTH 0D32'58" EAST 590.26 FEET TO THE CENTERLINE OF THE COUNTY ROAD, THENCE 4 COURSES ALONG SAID CENTERLINE OF COUNTY ROAD AS FOLLOWS: SOUTH 38D40'02" EAST 57.70 FEET, SOUTH 29D19'02" EAST 220.19 FEET, SOUTH 33D13'02" EAST 270.00 FEET AND SOUTH 17D30'22" EAST 135 FEET, THENCE NORTH 89D45'23" WEST 338.05 FEET TO THE POINT OF BEGINNING. CONTAINS 2.50 ACRES.

17-092-0005

PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 8 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT WHICH IS 1177.62 FEET WEST, AND 1544.83 FEET NORTH, 112.97 FEET NORTH 56D EAST 60.0 FEET SOUTH, 82D EAST, 260.0 FEET NORTH, 8D EAST FROM THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER OF SAID SECTION 36; AND RUNNING THENCE NORTH 38D31' WEST 243.27 FEET; THENCE NORTH 34D26'30" EAST 321.81 FEET; THENCE SOUTH 40D0' EAST 180.0 FEET; THENCE SOUTH 50D0' WEST 160.0 FEET; THENCE SOUTH 8D0' WEST 70.03 FEET; THENCE SOUTH 38D31' EAST 9.0 FEET; THENCE SOUTH 8D0' WEST 139.97 FEET TO THE POINT OF BEGINNING. SUBJECT TO: A NON-EXCLUSIVE RIGHT OF WAY AND EASEMENT 25 FEET WIDE OVER AND ACROSS THE EXISTING ROAD ALONG THE SOUTHWEST SIDE OF THE ABOVE DESCRIBED PROPERTY (1680-1415). TOGETHER WITH: A RIGHT OF WAY FOR INGRESS AND EGRESS OVER AND ACROSS AN EXISTING ROAD LOCATED UPON THE FOLLOWING DESCRIBED PROPERTY: PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 8 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY: BEGINNING AT THE SOUTHWEST CORNER OF LOT 18, DURFEE CREEK ESTATES NO. 1, SAID POINT BEING 1619.23 FEET NORTH AND 113.27 FEET WEST OF THE SOUTHWEST QUARTER, RUNNING THENCE NORTH 24D43'56" WEST 449.14 FEET, THENCE NORTH 17D05'57" WEST 45.44 FEET, THENCE SOUTH 89D WEST 652.10 FEET, THENCE SOUTH 8D00' WEST 446.97 FEET, THENCE SOUTH 82D00' EAST 343.25 FEET, THENCE ALONG THE ARC OF A 732.2 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 142.70 FEET (LONG CHORD BEARS SOUTH 87D35' EAST 142.48 FEET), THENCE NORTH 86D50' EAST 80.92 FEET, THENCE ALONG THE ARC OF A 727.85 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 95.28 FEET, (LONG CHORD BEARS NORTH 83D05' EAST 95.21 FEET), THENCE NORTH 79D20' EAST 256.74 FEET TO POINT OF BEGINNING.(BOOK 1603, PAGE 340).

17-092-0010

PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 8 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT AT THE INTERSECTION OF THE CENTERLINE OF A COUNTY ROAD AND THE NORTHLINE OF 6925 NORTH STREET, SAID POINT BEING 1561.16 FEET NORTH AND 1153.40 FEET WEST OF THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 36, SAID CORNER IS BASED ON CHANGE OF LOCATION RECORDED IN BOOK 927, PAGE 542, COURT ORDER RECORDED IN BOOK 1020, PAGE 509, DECREE RECORDED IN BOOK 1040 PAGE 521, RUNNING THENCE NORTH 31D05'40" WEST 138.56 FEET; THENCE NORTH 217.10 FEET; THENCE NORTH 33D19'20" EAST 199.00 FEET; THENCE SOUTH 38D31' EAST 243.27 FEET; THENCE SOUTH 8D WEST 260.00 FEET; THENCE NORTH 82D00'00" WEST 60.00 FEET; THENCE SOUTH 56D WEST 112.97 FEET TO THE POINT OF BEGINNING. TOGETHER WITH AND SUBJECT TO COUNTY ROAD. ALSO SUBJECT TO A RIGHT OF WAY DESCRIBED AS A PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 8 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, US SURVEY, BEGINNING AT THE INTERSECTION OF THE CENTERLINE OF A COUNTY ROAD AND THE NORTH LINE OF 6925 NORTH STREET, WHICH IS 1561.16 FEET NORTH AND 1153.40 FEET WEST FROM THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 36, SAID CORNER IS BASED ON CHANGE OF LOCATION RECORDED IN BOOK 927, PAGE 542, COURT ORDER RECORDED IN BOOK 1020, PAGE 509, DECREE RECORDED IN BOOK 1040, PAGE 521, RUNNING THENCE NORTH 31D05'40" WEST 138.56 FEET ALONG THE CENTERLINE OF SAID COUNTY ROAD, THENCE NORTH 124.35 FEET TO THE TOP OF AN EXISTING CUT SLOPE, THENCE SOUTHERLY FIVE (5) COURSES ALONG SAID TOP OF CUTSLOPE AS FOLLOWS: SOUTH 22D34'14" EAST 8.37 FEET, SOUTH 53D34'00" EAST 30.96 FEET, SOUTH 27D33'19" EAST 48.57 FEET, SOUTH 17D55'57" WEST 27.06 FEET AND SOUTH 29D10'03" EAST 139.66 FEET TO

THE NORTH LINE OF SAID 6925 NORTH STREET THENCE SOUTH 56D00'00" WEST 46.75 FEET ALONG SAID NORTH LINE TO THE POINT OF BEGINNING.

17-092-0007

PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 8 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT WHICH IS 1177.62 FEET WEST, AND 1544.83 FEET NORTH, 112.97 FEET NORTH 56D EAST, 112.97 FEET, SOUTH 82DEAST 60.0 FEET NORTH 8D EAST 260.0 FEET, NORTH 38D31' WEST 243.27 FEET FROM THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER OF SECTION 36, RUNNING THENCE NORTH 56D22'43" WEST 243.07 FEET, THENCE NORTH 45D EAST 380.0 FEET, THENCE SOUTH 40D EAST 180.0 FEET, THENCE SOUTH 34D26'30" WEST 321.81 FEET TO POINT OF BEGINNING. TOGETHER WITH A NON EXCLUSIVE RIGHT OF WAY OF EASEMENT 25 FEET WIDE OVER AND ACROSS THE EXISTING ROAD ALONG THE SOUTHWEST SIDE OF THE FOLLOWING TRACT OF LAND, PART OF THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 8 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, US SURVEY: BEGINNING AT A POINT WHICH IS 1177.62 FEET WEST 1544.83 FEET NORTH, NORTH 56D EAST 112.97 FEET SOUTH 82D EAST 60.00 FEET AND NORTH 8D EAST 260.0 FEET FROM THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER OF SAID SECTION 36, RUNNING THENCE NORTH 38D31' WEST 243.27 FEET, THENCE NORTH 34D26'30" EAST 321.81 FEET, THENCE SOUTH 40D EAST 180.0 FEET, THENCE SOUTH 50D WEST 160.0 FEET, THENCE SOUTH 8D WEST 70.03 FEET, THENCE SOUTH 38D31' EAST 9.0 FEET, THENCE SOUTH 8D WEST 139.97 FEET TO THE POINT OF BEGINNING (1680-1415)