ORDINANCE NO. 2019-04

AN ORDINANCE OF IVINS CITY, UTAH, VACATING A PORTION OF NORMANDY ROAD AKA FITNESS WAY

WHEREAS, the Sage Cove subdivision is working on installing various street and other public improvements to Normandy Road aka Fitness Way; and

WHEREAS, a portion of the right-of-way abutting Parcel No. I-6-2-6-326, owned by Quality Development, LLC, is proposed to be vacated (shown on Exhibit "A" and described on Exhibit "B" attached hereto); and

WHEREAS, the proposed right-of-way to be vacated is no longer needed by the City for Normandy Road aka Fitness Way; and

WHEREAS, the abutting property owner, Quality Development, LLC consents to the proposed vacation of right-of-way and having it added to their property; and

WHEREAS, there are no other properties accessed exclusively by the potion of Normandy Road aka Fitness Way proposed to be vacated; and

WHEREAS, the Ivins City Council finds that vacating said portion of Normandy Road aka Fitness Way will not impact the rights of any public utility or property owners, will not be detrimental to the public interest and good cause exists for vacating this portion of right-of-way;

NOW, THEREFORE, BE IT ORDAINED by the Ivins City Council that the portion of Normandy Road aka Fitness Way abutting the Sage Cove subdivision shown on Exhibit "A" and described in Exhibit "B" shall be vacated and shall be added to the Sage Cove subdivision property (I-6-2-6-326) owned by Quality Development, LLC.

Effective Date: This Ordinance shall become effective immediately upon passage and publication.

PASSED AND ADOPTED BY THE IVINS CITY COUNCIL, STATE OF UTAH, ON THIS ____ DAY OF _____, 2019 BY THE FOLLOWING VOTE:

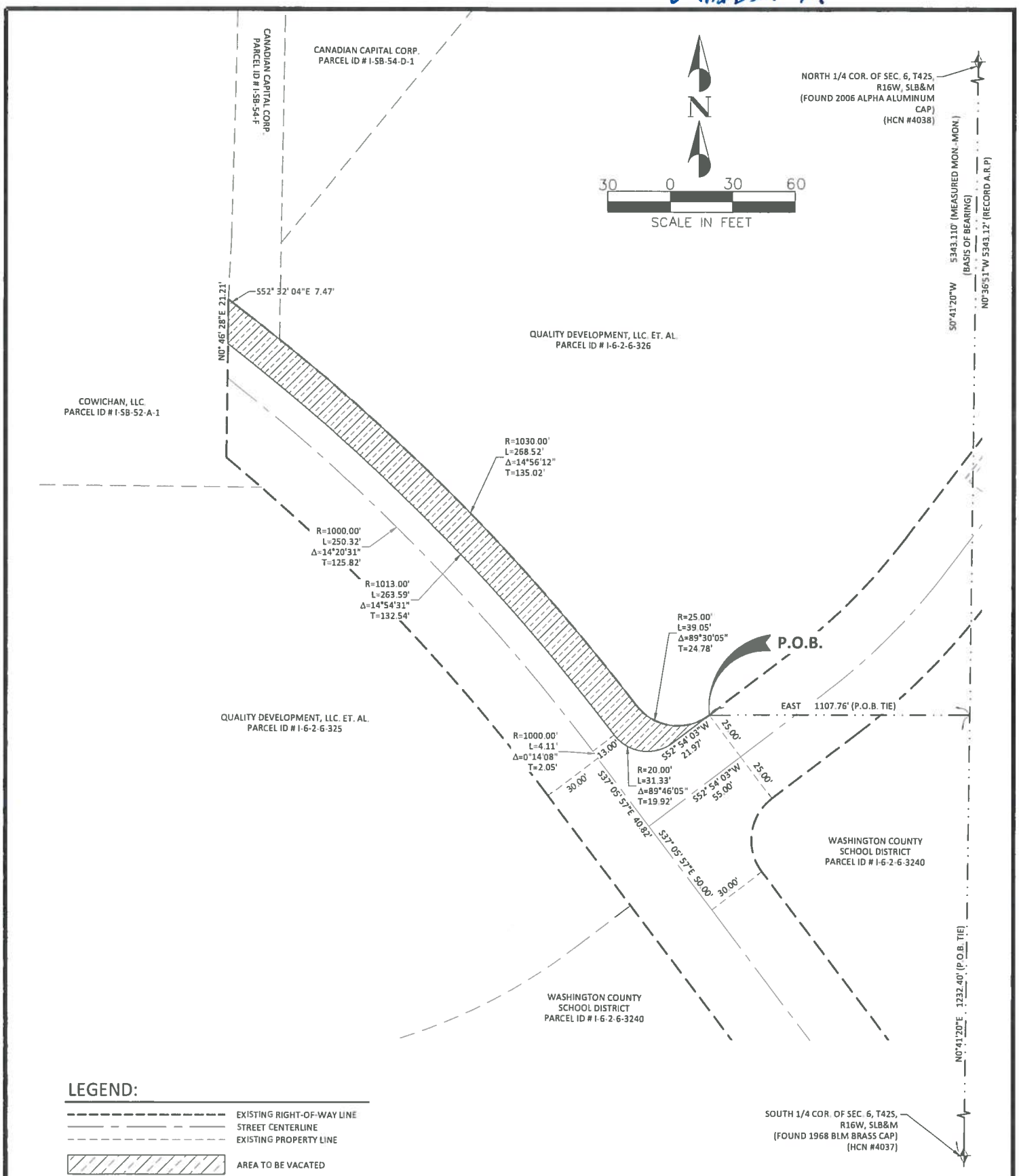
	AYE	NAY	ABSTAIN	ABSENT
Dennis Mehr	_____	_____	_____	_____
Cheyne McDonald	_____	_____	_____	_____
Jenny Johnson	_____	_____	_____	_____
Miriah Elliott	_____	_____	_____	_____
Ron Densley	_____	_____	_____	_____

Chris Hart, Mayor

ATTEST:

Kari Jimenez, City Recorder

EXHIBIT "A"



LEGEND:

- EXISTING RIGHT-OF-WAY LINE
- STREET CENTERLINE
- EXISTING PROPERTY LINE
- AREA TO BE VACATED

DEVELOPMENT SOLUTIONS GROUP, INC.
CIVIL ENGINEERS, LAND SURVEYORS, LAND PLANNERS
113 East 200 North, Suite 2
St. George, UT 84770
Office (435) 628-2121

EXHIBIT "B"

NORMANDY ROAD – ROAD ABANDONMENT BOUNDARY DESCRIPTION

BEGINNING AT A POINT ON THE NORTHWESTERLY RIGHT-OF-WAY LINE OF EARL ROAD BEING A PART OF A ROAD DEDICATION PLAT, RECORDED AND ON FILE AS ENTRY NO. 00598319, BK. 1199, PG 823 IN THE WASHINGTON COUNTY RECORDER'S OFFICE, SAID POINT BEING NORTH 00°41'20" EAST ALONG THE SECTION LINE. A DISTANCE OF 1232.401 FEET AND WEST 1107.761 FEET FROM THE SOUTH QUARTER CORNER OF SECTION 6, TOWNSHIP 42 SOUTH, RANGE 16 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 52°54'03" WEST 21.969 FEET TO A POINT OF CURVATURE; THENCE ALONG THE ARC OF A 20.000 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 89°46'05", A DISTANCE OF 31.335 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG THE ARC OF A 1013.000 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 14°54'31", A DISTANCE OF 263.589 FEET TO THE WESTERLY EXTENT OF NORMANDY ROAD, CONTAINED IN SAID ROAD DEDICATION PLAT; THENCE ALONG THE BOUNDARY OF SAID ROAD DEDICATION THE FOLLOWING (4) FOUR COURSES: (1) NORTH 00°46'28" EAST 21.217 FEET; (2) SOUTH 52°32'04" EAST 7.466 FEET TO A POINT OF CURVATURE; (3) RUNNING SOUTHEASTERLY ALONG THE ARC OF A 1030.000 FOOT RADIUS CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 14°56'12", A DISTANCE OF 268.516 FEET TO A POINT OF REVERSE CURVATURE; AND (4) RUNNING EASTERLY ALONG THE ARC OF A 25.000 FOOT RADIUS CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 89°30'05", A DISTANCE OF 39.052 FEET TO THE POINT OF BEGINNING.

CONTAINS 5,014 SQ. FT., (0.115 ACRES)