



November 1, 2021

Mayor Mendenhall
Salt Lake City
451 S. State Street, Suite 306
Salt Lake City, Utah 84111

Subject: Annexation of 17.21 Acres on 2664 North Rose Park Lane

Dear Mayor Mendehall,

We formally request the annexation of the above referenced parcel to be classified as RMF75 zoning. We have attended the Westpointe Community Council and presented our project twice to gather input. We are now ready to proceed with Planning Commission review of our project.

Thank you for your consideration.

Sincerely,

A handwritten signature in red ink that reads "Jay Bollwinkel".

Jay Bollwinkel, Principal
MGB+A, Inc.

1. What is the current use of the land? – **Agriculture**
2. What services are currently provided by another municipality, county, or special district? - **None**
3. Please identify any legal or factual barriers that would negatively affect the probability of annexation of the subject property? – **None**

Property Owners:

Jeff Wright

JWright Communities, LLC

357 W 6160 S

Murray, UT 84107

All property owners support this annexation

RECORDED

NOV 01 2021

CITY RECORDER

PETITION FOR ANNEXATION

TO: CITY RECORDER'S OFFICE OF SALT LAKE CITY, UTAH
COUNTY CLERK'S OFFICE OF SALT LAKE COUNTY, UTAH:

The undersigned owner (the "Petitioner") of the Property (defined below) submits this Petition for Annexation (this "Petition") and respectfully represents the following:

1. This Petition is made in accordance with the requirements of Utah Code § 10-2-403.

2. The real property subject to this Petition: (i) is privately-owned by the Petitioner, (ii) contains approximately 17.21 acres, (iii) is located within the unincorporated area of Salt Lake County, (iv) is contiguous to the northern boundary of Salt Lake City's limits, and (v) is more particularly described on Exhibit "A" attached hereto (the "Property").

3. The signature affixed hereto is that of the Petitioner and who, by so affixing its signature, states and confirms that:

- a. the Petitioner is the owner of all private land area within the Property;
- b. the Property is accurately described and depicted on the recordable map, attached hereto as Exhibit "A", which was prepared by a licensed surveyor and which is made a part hereof by such reference;
- c. in accordance with Utah Code § 10-2-403(2)(a)(i)(A), a notice of intent to file a petition was properly filed with the City Recorder of Salt Lake City, Utah, a copy of which is attached hereto as Exhibit "B"; and
- d. in accordance with Utah Code § 10-2-403(2)(a)(i)(B), a notice was properly mailed to each "affected entity", a copy of which is attached hereto as Exhibit "A", as evidenced by that certificate of completion attached hereto as Exhibit "C".

4. The Petitioner hereby designates the following person as the sole sponsor, and the contact sponsor, for this Petition. The sponsor's contact information is as follows:

Jay Bollwinkel
145 W 200 S
Salt Lake City, UT 84101
jayb@grassligroup.com

5. The Property is not, in whole or in part, subject to any other petition for annexation that was previously filed that has not been denied, rejected, or granted, in accordance to Utah Code

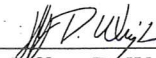
§ 10-2-403(4).

WHEREFORE, Petitioner hereby requests that this Petition be considered, accepted, and certified by the Salt Lake City Recorder in accordance with Utah Code § 10-2-405.

DATED this 1st day of November 2021.

PETITIONER:

JWright Communities

By: 
Name: Jeffery D. Wright
Its: Property Owner

NOTICE: THERE WILL BE NO PUBLIC ELECTION ON THE ANNEXATION PROPOSED BY THIS PETITION BECAUSE UTAH LAW DOES NOT PROVIDE FOR AN ANNEXATION TO BE APPROVED BY VOTERS AT A PUBLIC ELECTION. IF YOU SIGN THIS PETITION AND LATER DECIDE THAT YOU DO NOT SUPPORT THE PETITION, YOU MAY WITHDRAW YOUR SIGNATURE BY SUBMITTING A SIGNED, WRITTEN WITHDRAWAL WITH THE RECORDER OR CLERK OF SALT LAKE CITY. IF YOU CHOOSE TO WITHDRAW YOUR SIGNATURE, YOU SHALL DO SO NO LATER THAN THIRTY (30) DAYS AFTER SALT LAKE CITY RECEIVES NOTICE THAT THE PETITION HAS BEEN CERTIFIED.

CONTACT SPONSOR:


By: 
Name: Jay Bollwinkel
Its: _____

EXHIBIT "A"

Recordable Map or Plat

[See Attached]

EXHIBIT "B"

Notice of Intent to File Petition & Notice to Affected Entities

[See Attached]

JWRIGHT COMMUNITIES
357 WEST 6160 SOUTH
MURRAY, UT 84107

September 22, 2021

RECEIVED

SEP 23 2021

CITY RECORDER

VIA U.S. MAIL AND EMAIL

Salt Lake City Recorder's Office
Attn: Cindy Lou Trishman, City Recorder
City and County Building
P.O. Box 145515
451 South State Street, Room 415
Salt Lake City, Utah 84114
cindy.trishman@slcgov.com

Salt Lake County Recorder's Office
Attn: Rashelle Hobbs, Recorder
2001 S State St. N1-600
Salt Lake City, Utah 84190
RecorderQ@slco.org

Granite School District
Attn: Stacy Bushell
2500 S State Street
Salt Lake City, Utah 84115
sbushell@graniteschools.org

Central Utah Water Conservancy District
Attn: Lisa Anderson
1426 E 750 N, Ste 400
Orem, Utah 84097
landerson@cuwcd.com

Wasatch Front Waste & Recycling District
Attn: Anthony Adams
604 W 6960 S
Midvale, Utah 84047
aadams@wasatchfrontwaste.org

Greater Salt Lake Municipal Services District
Attn: Marla Howard
2001 S State Street, N3600
Salt Lake City, Utah 84190
mahoward@msd.utah.gov

Notice of Intent to File Petition to Annex

2441 N. Rose Park Lane, Salt Lake County, Utah 84116 (Parcel No. 08-15-100-024)

Ladies and Gentlemen:

Pursuant to Utah Code Ann. § 10-2-403, the undersigned real property owner respectfully notifies the Salt Lake City Recorder's Office, the Salt Lake County Recorder's Office, and each "affected entity" that it intends to file a petition to annex that certain real property located at approximately 2441 N. Rose Park Lane, Salt Lake County, Utah 84116, more particularly described and depicted on Exhibit A attached hereto, into Salt Lake City, Utah.

4812-7616-6860

Unified Fire Service Area
Attn: Cynthia Young
3380 S 900 W
Salt Lake City, Utah 84119
cynthiay@unifiedfire.org

Salt Lake Valley Law Enforcement Service Area
Attn: Frank Nakamura
3365 South 900 West
Salt Lake City, Utah 84119
fnakamura@updsl.org

The Friends of The Salt Lake City Public Library
Attn: Jeff Mower
210 East 400 South
Salt Lake City, Utah 84111
jmower@slcpl.org

Metropolitan Water District of Salt Lake & Sandy
Attn: Annalee Munsey
3430 E Danish Road
Cottonwood Heights, Utah 84093
munsey@mwdsls.org

Salt Lake City Mosquito Abatement District
Attn: Ary Faraji
2215 North 2200 West
Salt Lake City, Utah 84116
ary@slcmad.org



September 22, 2021

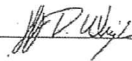
Page 2

The undersigned requests both Salt Lake City and Salt Lake County to comply with and follow the procedures, notice requirements, and other provisions of Utah Code Ann. § 10-2-403 to accomplish the annexation of the subject property into Salt Lake City. To assist Salt Lake County with mailing separate notices to each owner of real property located within three hundred feet (300') of the subject property, the undersigned has provided a list of such owners and their respective addresses on Exhibit B attached hereto.

The undersigned requests Salt Lake City to deliver an annexation petition to the undersigned upon receipt of the certificate from Salt Lake County indicating that the proper landowners have been notified. We appreciate your attention to this important matter. If you have any questions or concerns please contact the undersigned at jeff@jwright.biz or 801-302-2200 or Jay Bollwinkel at jayb@grassligroup.com or 801-364-9696.

Sincerely,

Jeffrey D. Wright, P.E.
on behalf of JWright Communities

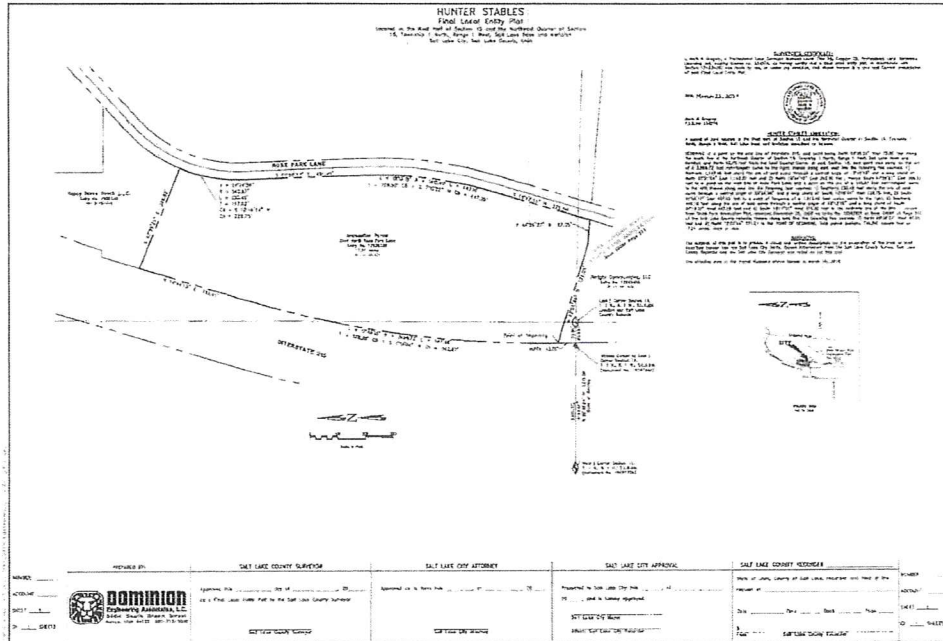


Enclosures

cc: Jay Bollwinkel, jayb@grassligroup.com

4812-7616-6860

EXHIBIT A
LEGAL DESCRIPTION AND DEPICTION OF SUBJECT PROPERTY



4812-7810-8860

EXHIBIT B
LANDOWNERS TO BE NOTIFIED BY SALT LAKE COUNTY

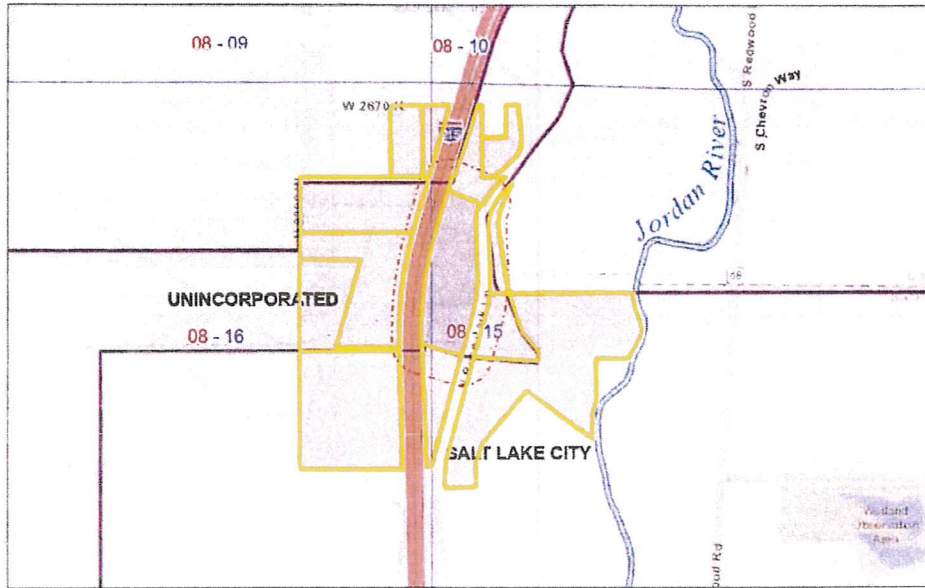
Property Address	Parcel ID	Owner Name	Notice Address
2075 W 2670 N	08162260070000	E'Layne T. Green (ETG LV TR)	2125 N 2800 W, Brigham City, UT 84302
2075 W 2670 N	08162260080000	E'Layne T. Green (ETG LV TR)	2125 N 2800 W, Brigham City, UT 84302
2800 N Rose Park Ln	08151000280000	Eric Porter	2800 N Rose Park Ln, Salt Lake City, UT 84116
2575 N Rose Park Ln	08151000250000	Happy Horse Ranch LC c/o Rhonda Devereaux	88 E Edgcombe Dr, Salt Lake City, UT 84103
2340 N 2200 W	08164000190000	Hamilton I-215 Logistics Center c/o Hamilton Partners	222 S Main St 1760, Salt Lake City, UT 84101
2596 N 2200 W	08162760030000	Park Management II, LLC	1302 West Millbridge Lane, West Bountiful, UT 84087
2476 N 2200 W	08162760020000	Rose Park Stake of the Church of Jesus Christ of LDS, c/o Tax Adm Div. 513-5346 Salt Lake City	50 E North Temple St #2225, Salt Lake City, UT 84150
2520 N 2200 W	08162760040000	c/o Property Management	P.O. Box 145460, Salt Lake City, UT 84114
2440 N Rose Park Ln	08151000300000	Salt Lake City Corporation	P.O. Box 145460 #425, Salt Lake City, UT 84114
2280 N Rose Park Ln	08153510044001	Salt Lake City Corporation	P.O. Box 145460, Salt Lake City, UT 84114
2462 N Rose Park Ln	08151000290000	State of Utah Division of Parks and Recreation c/o Property Manager	1594 W North Temple St # 116, Salt Lake City, UT 84116

Salt Lake County to deliver to Salt Lake City copies of such landowner notices and a certificate indicating that such landowner notices have been mailed as required.

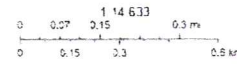
Salt Lake City Recorder's Office
 Attn: Cindy Lou Trishman, City Recorder
 City and County Building
 P.O. Box 145515
 451 South State Street, Room 415
 Salt Lake City, UT 84114

1812-7616-6660

300' Buffer for Parcel 08151000240000



October 7 2020



Source: Esri, DeLorme, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

The information displayed here is to be taken as an approximation only regarding the actual location of the system presented. This map is not intended to represent an actual field survey or for resolution the actual location between any of the points displayed here.

4812-7516-6866

EXHIBIT "C"

Certificate of Completion

[See Attached]



Jennifer Wilson
Mayor

October 26, 2021

Erin Litvack
Deputy Mayor, County
Services

Cindy Trishman
Salt Lake City Recorder
451 South State, Room 415
Salt Lake City, Utah 84111

Darrin Casper
Deputy Mayor, Finance
& Administration

Catherine Kanter
Deputy Mayor, Regional
Operations

Re: Proposed Annexation into Salt Lake City

Kerri Nakamura
Chief of Staff

Dear Ms. Trishman,

I hereby certify that the notice required by Utah Code Annotated Section §10-2-403(2)(b)(i)(A) was mailed on October 26, 2021 to each property owner within the proposed area for annexation and those within 300 feet of the proposed annexation area. A copy of the notice is enclosed. If you have any questions regarding this notice, please contact me at 385-468-7007.

Sincerely,

Kimberly Barnett
Associate Deputy Mayor

Cc: Jason Boal, Petition Sponsor Representative
Mitch Park, County Council
David Pena, Salt Lake County District Attorney's Office

Salt Lake County Government Center
2001 South State Street, Suite N-2100 | PO Box 144575 | Salt Lake City, UT 84114-4575
Tel: 385.468.7000 | Fax:385.468.7001 | www.slco.org



Attention: Your property may be affected by a proposed annexation.

Records show that you own property within an area that is intended to be included in a proposed annexation to Salt Lake City or that is within 300 feet of that area. If your property is within the area proposed for annexation, you may be asked to sign a petition supporting the annexation. You may choose whether or not to sign the petition. By signing the petition, you indicate your support of the proposed annexation. If you sign the petition but later change your mind about supporting the annexation, you may withdraw your signature by submitting a signed, written withdrawal with the recorder of Salt Lake City within 30 days after Salt Lake City receives notice that the petition has been certified.

There will be no public election on the proposed annexation because Utah law does not provide for an annexation to be approved by voters at a public election. Signing or not signing the annexation petition is the method under Utah law for the owners of property within the area proposed for annexation to demonstrate their support of or opposition to the proposed annexation. You may obtain more information on the proposed annexation by contacting:

John Anderson
Salt Lake City Planning Division
801-535-7214
John.Anderson@slcgov.com

Helen Peters
Salt Lake County
2001 South State Street
Salt Lake City, Utah 84114-4575
385-468-4860
hpeters@slco.org

Jay Bollwinkel
Petition Sponsor Representative
801-364-9696
jayb@grassligroup.com

Jeffrey D. Wright, P.E.
Property Owner
801-302-2200
jeff@jwright.biz

Once filed, the annexation petition will be available for inspection and copying at the office of Salt Lake City located at 451 South State Street, Salt Lake City, Utah 84111.