

**TOOELE COUNTY
ORDINANCE 2020-24**

**AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF
TOOELE COUNTY; REZONING APPROXIMATELY 926.16 ACRES OF
LAND ALONG SR-73, SOUTH OF OPHIR CANYON AND FIVE MILE
PASS, FROM MU-40 TO M-G**

**NOW, THEREFORE, BE IT ORDAINED BY THE LEGISLATIVE BODY OF
TOOELE COUNTY, UTAH AS FOLLOWS:**

SECTION I – AMENDMENT. Pursuant to Utah Code Annotated Sections 17-27a-502 and 17-27a-503, the Tooele County Planning Commission conducted a public hearing on the application for rezone submitted by Scott Sanderude on behalf of Dyno Nobel and made a favorable recommendation to amend the official zoning map.

Notice having been provided as required by UCA Subsection 17-27a-205(1)(b) and having held a public meeting, the official zoning map of Tooele County is hereby amended by changing the zoning designation of approximately 926.16 acres, known as Parcels 06-080-0-0004, 06-080-0-0009, and 06-080-0-0010, located along SR-73, south of Ophir Canyon and Five Mile Pass in Tooele County, Utah from MU-40 (Multiple-Use, 40-Acre Minimum Lot Size) to M-G (Manufacturing General).

The legal description and a map showing the area of the rezone are attached hereto and by this reference made a part hereof.

SECTION II – REPEALER. Ordinances and resolutions in conflict herewith are hereby repealed to the extent of such conflict.

SECTION III – EFFECTIVE DATE. This ordinance shall become effective fifteen (15) days after its passage, provided it has been published, or at such publication date if more than fifteen (15) days after passage.


Tooele County
Ord. 2020-24

IN WITNESS WHEREOF the Tooele County Commission, which is the legislative
body of Tooele County, passed, approved and enacted this ordinance this 4th day of
August 2020.

ATTEST:

TOOELE COUNTY COMMISSION:



MARILYN K. GILLETTE, Clerk


TOM TRIPP, Chairman



APPROVED AS TO FORM:

Commissioner Milne voted aye
Commissioner Thomas voted aye
Commissioner Tripp voted aye


SCOTT A. BROADHEAD
Tooele County Attorney

**TOOELE COUNTY
ORDINANCE 2020-24**

Legal Description of Rezone

The following is a preliminary description of property containing portions of Section 30 and Section 31, Township 6 South, Range 3 West, Salt Lake Base and Meridian, to be used for county zoning submittals only and is described as follows:

Beginning at a found 1973 3.5" brass cap B.L.M. monument at the southeast corner of Section 31, Township 6 South, Range 3 West, Salt Lake Base and Meridian. Thence along the south line of said Section 31 South 89°34'08" West 507.80 feet to a point on the northeasterly right-of-way line of State Road 73; thence departing said south line and along said State Road right-of-way line North 44°47'07" West 6786.84 feet to a point on the west line of said Section 31; thence departing said State Road right-of-way line and along said west line North 00°34'57" East 464.44 feet to a found 1943 3" brass cap General Land Office (G.L.O.) monument at the northwest corner of said Section 31; thence departing said west line of Section 31 and along the west line of Section 30, Township 6 South, Range 3 West, Salt Lake Base and Meridian North 00°39'51" East 2660.13 feet to a found 1943 3" brass cap G.L.O. monument at the west quarter of said Section 30; thence along said west line North 00°32'56" East 2660.33 feet to a found 1926 brass cap G.L.O. monument at the northwest corner of said Section 30; thence departing said west line and along the north line of said Section 30 North 89°22'23" East 308.35 feet; thence departing said north line and along the southwesterly line of the Buffalo Lode mining claim South 38°30'37" East 1118.04 feet to corner number 4 of said mining claim, said corner also being known as corner number 2 of the Frances Lode mining claim; thence departing said southwesterly line and along the northwesterly line of the Frances Lode mining claim South 45°28'23" West 600.00 feet to corner number 1 of said mining claim; thence departing said northwesterly line and along the southwesterly line of said Frances Lode mining claim South 61°27'37" East 1500.00 feet to corner number 4 of said mining claim, said corner also being known as corner number 1 of the Cedar Grove Lode mining claim; thence departing said southwesterly line and along the southwesterly line of the Cedar Grove Lode mining claim South 44°01'37" East 1500.00 feet to corner number 4 of said mining claim, said corner also being known as corner number 2 of the Cedric No. 3 Lode mining claim; thence departing said southwesterly line and along the northwesterly line of the Cedric No. 3 Lode mining claim South 45°06'23" West 604.00 feet to corner number 1 of said mining claim; thence departing said northwesterly line and along the southwesterly line of said mining claim South 25°23'37" East 1333.20 feet to corner number 4 of said mining claim; thence departing said southwesterly line and along the southeasterly line of said mining claim North 45°06'23" East 608.93 feet to a point on the southwesterly line of the Cedric No. 2 Lode mining claim, said point also being corner number 3 of the Cedric No. 3 lode mining claim; thence departing said Cedric No. 3 Lode southeasterly line and along the southwesterly line of said Cedric No. 2 Lode South 25°35'37" East 21.54 feet to corner number 4 of said mining claim; thence departing said southwesterly line and along the southeasterly line of said mining claim North 45°28'23" East 608.00 feet to corner number 3 of said mining claim, said corner also being known as corner number 1 of the Molly Bawn Lode mining claim; thence departing said southeasterly line and along the southwesterly line of the Molly Bawn lode mining claim South 29°40'37" East 1435.80 feet to corner number 4 of said mining claim; thence departing said southwesterly line

and along the southeasterly line of said claim North $53^{\circ}39'23''$ East 600.00 feet to corner number 3 of said mining claim; thence departing said southeasterly line and along the northeasterly line of said claim North $29^{\circ}40'37''$ West 955.98 feet to a point on the north line of the south half of the southeast quarter of said Section 30; thence departing said northeasterly line and along said north line North $89^{\circ}25'23''$ East 653.14 feet to a found 1974 3.5" brass cap B.L.M. monument at the east sixteenth of the southeast quarter of said Section 30; thence departing said north line and along the east line of said Section 30 South $00^{\circ}48'50''$ West 1329.50 feet to a found 1974 3.5" brass cap B.L.M. monument at the northeast corner of said Section 31; thence departing said east line and along the east line of said Section 31 South $00^{\circ}53'34''$ West 2668.76 feet to a found 1974 3.5" brass cap B.L.M. monument at the East Quarter of said Section 31; thence along said east line South $00^{\circ}52'29''$ West 2664.13 feet to the **Point of Beginning**.

The above-described contains 29,634,376 square feet or 680.31 acres.

BASIS OF BEARING

South $89^{\circ}34'08''$ West, being the bearing between found Bureau of Land Management (B.L.M.) monuments at the Southeast corner and the South Quarter of Section 31, Township 6 South, Range 3 West, Salt Lake Base and Meridian.

ORD 2020-24: Rezone from MU-40 (Multiple Use, 40 Acre Minimum) to M-G (Manufacturing General)

Parcels: (06-080-0-0004, 06-080-0-0009, 06-080-0-0010)

