

# **PUBLIC NOTICE** **TOWN OF LEEDS**

## **TOWN COUNCIL WORK MEETING**

Leeds Town Council will hold a work meeting on, **Wednesday, May 12, 2004**, at the Leeds Town Hall, 218 North Main Street at **6:00 p.m.** The Public is welcome to attend.

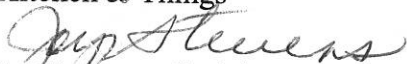
### **AGENDA**

1. Call to Order
2. Roll Call
3. Pledge
4. Discussion Items:  
    Ordinance enforcement process, Conditional Use Permits, Fee Schedule, signs, business directory, Ordinances, Planning Commission meeting review, EPA summary, and cemetery clean up for Memorial Day.
5. Closed Meeting pursuant to Utah Code Section 52-4-5 (1)(a)(iii)-Concerning litigation.
6. Adjournment

In compliance with the Americans with Disabilities Act, the Town of Leeds will make reasonable accommodation for persons needing assistance to participate in this public meeting. Persons requesting assistance are asked to call Joy Stevens at 879-2447 at least 48 hours prior to the meeting.

#### **Certificate of Posting**

The undersigned Clerk/Recorder does hereby certify that the above notice was posted in three public places within Leeds Town limits on this 11th day of May, 2004. These public places being 1. Leeds Town Hall 2. Leeds Post Office 3. Norma's Country Kitchen & Things

  
Joy Stevens, Clerk/Recorder

**TOWN OF LEEDS**  
Minutes of the Town Council Work Meeting  
May 12, 2004

**1. CALL TO ORDER:**

Mayor Gier called the meeting to order at 6:04 p.m.

**2. ROLL CALL:**

Present was Mayor Norma Gier, Council Members Darrell Nelson, Gloria Parnell, Dave Harbour, and Dale Barnes.

**3. PLEDGE OF ALLEGIANCE:**

Dave Harbour

**4. WORK MEETING:**

The Council discussed the City of St. George Ordinance concerning the violation of city codes and the enforcement process. The Council decided the St. George enforcement procedure is larger than what they want. Harbour will be checking with some of the smaller communities concerning their enforcement procedures.

Harbour handed out a plan to put conditional use permits into three separate categories; Permanent-Semi-permanent-Temporary. The Council discussed possible fees for each of the categories. They will work on this further at the next work meeting.

Harbour handed out a chart of definitions of allowed signs in the various zones in Town. They also discussed an ordinance concerning rolling signs and/or temporary signs. They will work on this further at the next work meeting.

Harbour suggested having a business directory for the businesses in Leeds. This way residents will know which businesses are in the community. It will also identify those that have a valid business license.

The Council discussed the most recent EPA letters and findings concerning the various mines in the area.

The Council Members will each take a section of the Leeds Zoning/Ordinances and review for the next work meeting.

The assignments are as follows:

Mayor Gier-Mobile Home Districts

Darrell Nelson-General Commercial and Highway Commercial Districts

Gloria Parnell-Single Family Residential Districts

Dave Harbour-Rural Residential Districts

Dale Barnes-Multi Family Residential Districts and Open Space Districts

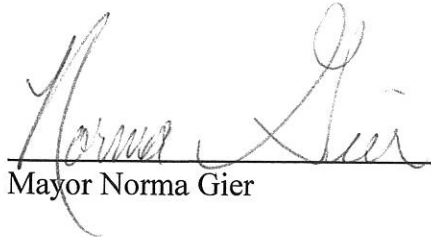
**5. CLOSED MEETING:**

At 7:30 p.m. the Leeds Town Council by unanimous vote adjourned to a closed meeting pursuant to Utah Code Section 52-4-5 (1)(a)(iii)-concerning strategy to discuss pending or reasonably imminent litigation. They reconvened at 8:50 p.m.

**6. ADJOURNMENT:**

The regular Council meeting adjourned at 8:55 p.m.

**APPROVED AND SIGNED THIS 26th DAY OF MAY 2004**

  
\_\_\_\_\_  
Mayor Norma Gier

  
\_\_\_\_\_  
attest: Joy Stevens Clerk/Recorder

# **PUBLIC NOTICE** **TOWN OF LEEDS**

## **WORK MEETING**

Leeds Town Council, Planning Commission, Board of Adjustment, Leeds Domestic Water Association, and the Washington County Water Conservancy District will hold a work meeting on, **Tuesday, May 25, 2004**, at the Leeds Town Hall, 218 North Main Street at **3:30 p.m.** The Public is welcome to attend.

## **AGENDA**

1. Call to Order
2. Roll Call
3. Pledge
4. Discussion on water issues
5. Adjournment

In compliance with the Americans with Disabilities Act, the Town of Leeds will make reasonable accommodation for persons needing assistance to participate in this public meeting. Persons requesting assistance are asked to call Joy Stevens at 879-2447 at least 48 hours prior to the meeting.

### Certificate of Posting

The undersigned Clerk/Recorder does hereby certify that the above notice was posted in three public places within Leeds Town limits on this 24th day of May, 2004. These public places being 1. Leeds Town Hall 2. Leeds Post Office 3. Norma's Country Kitchen & Things



Joy Stevens, Clerk/Recorder

**TOWN OF LEEDS**  
Minutes of the Town Council Work Meeting  
May 25, 2004

**1. CALL TO ORDER:**

Mayor Gier called the meeting to order at 3:34 p.m.

**2. ROLL CALL:**

Present was Mayor Norma Gier, Council Members Darrell Nelson, Gloria Parnell, and Dale Barnes. Dave Harbour was excused. Also present was Attorney Heath Snow, Clerk/Recorder Joy Stevens, Leeds Public Works Director George Fridell, Leeds Planning Commission Jim Parnell Alice Franks Elaine Murphy and Bailey Muir, Leeds Board of Adjustment Donna Nelson and Brent Hatch, Leeds Domestic Water Association Scott Hayes, Sandra Browning, David Stirling, Ray Beal, and Ron Whitmer, Washington County Water Conservancy District Ron Thompson, and Washington County Boundary Commission John Wiley.

**3. PLEDGE OF ALLEGIANCE:**

Darrell Nelson

**4. WORK MEETING:**

The work meeting was held to discuss potential annexation of property to the Northeast of Leeds and water and sewer issues. Developer Ian Crowe was present and spoke of 500 acres to the Northeast of Leeds in the unincorporated area his client would like to develop. Ron Thompson and John Wiley wanted a meeting with the Town officials also concerning possible development in this area. Thompson was inquiring about the Town's ability to provide services to this area if annexed. Washington County (hereafter referred to as "County") Washington County Water Conservancy District (hereafter referred to as "District").

Comments and concerns as follows:

County doesn't have the ability to tell the Town what to do.

County is not an urban services group.

County pushes development into the nearest towns.

County is currently feeling pressure for development.

County wants to see development go to Leeds or Toquerville.

County and District need to find out where towns stand concerning development and providing services.

County won't stand in the way of development.

County now sees a need for Leeds and Toquerville to discuss development in open areas.

County needs to know where they fit into this area of development.

Northeast development. Developers Crowe, Rictor, Limb, Pace, Martin, and Eaton.

Pressure to annex into Ash Creek Sewer Service. The County is not an urban service provider.

District felt it was a big mistake the Town turned down the grant money for a

sewer system several years ago.  
District stated the water should be a municipal system.  
District stated they will sell water to LDWA but the sewer system has to be resolved. Sewer system or no development.  
County stated septic systems are limited to 1 per 14 acres.  
District stated LDWA should be owned by he Town.  
Major impact on Leeds no matter what.  
County says development must pay their own way.  
County requires same standards as towns for development. Minimum is paved streets, curb/gutter, culinary water, sewer or local treatment.

**Discussion:**

Steps to acquire LDWA. The first step would be an affirmative vote of the shareholders. Work out a transfer agreement. LDWA water rites held in trust for Leeds. Transfer could be done in 30-60 days if amicable agreement. Set a date to meet with LDWA.

Where does Toquerville stand right now. Leeds has submitted their master annexation plan as required by the State. Toquerville has not.

Ian Crowe's group are looking at annexing to Ash Creek.

Available grants for a sewer system.

County stated there needs to be one sewer system to service the entire valley.

What is the schedule for the water line the District is running down Main Street.

District is waiting to see what the irrigation company is going to do concerning the pressurized irrigation system so they can utilize the same trench while it is open.

Funding for this project will be \$6 a foot in curbing. The State will pay for the asphalt.

Elaine Murphy stated the Town needs a funding committee to work on this.

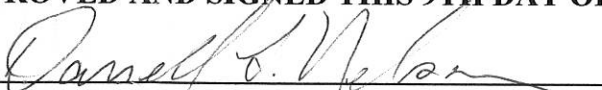
District said new growth pays/installs infrastructure. Suggested go to Five County and look into CIB funding.

LDWA President Scott Hayes stated they are open to discussion concerning water, development, securing water, alternate sewer system and etc. A meeting will be scheduled.

**5. ADJOURNMENT:**

The meeting adjourned at 5:05 p.m.

**APPROVED AND SIGNED THIS 9TH DAY OF JUNE 2004**

  
\_\_\_\_\_  
Mayor Pro Tem, Darrell Nelson

  
\_\_\_\_\_  
attest: Joy Stevens Clerk/Recorder

**PUBLIC NOTICE**  
**TOWN OF LEEDS**  
**TOWN COUNCIL MEETING**

The Town Council of Leeds will hold a Meeting on, **Wednesday, May 26, 2004**,  
at the Leeds Town Hall, 218 North Main Street at **7:00 p.m.** Public welcome to attend.

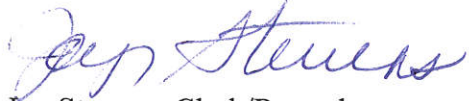
**AGENDA**

1. Call to Order
2. Roll Call
3. Pledge
4. Approval of Agenda and Minutes of April 28, May 12, May 25, 2004.
5. Ordinance #04-02. An Ordinance Annexing "Furrow Addition"
6. Ordinance #04-03. An Ordinance Annexing "Peterson Addition"
7. Resolution #04-01. A Resolution Adopting the Five County Association of Governments Natural Hazard Mitigation Plan as required by The Federal Disaster Mitigation and Cost Reduction Act of 2000.
8. Proposed Budget for the 2004-2005 year.
9. Set Public Hearing date for adoption of the 2004-2005 budget and amend the 2003-2004 budget to balance the accounts.
10. Bob and Ilene Mackelprang- Request a Conditional Use Permit for a horse at 220 N Mesa View.
11. Darrell Nelson  
    Planning Commission Items:
  - a) Neighborhood meeting concerning the proposed amended General Plan.
  - b) Terry McBride-Hometown Car & Truck Sales
  - c) Bracken Custom Homes-representing Jay Keltner. Requested approval of building and site plans for a home in El Dorado Hills Phase III Lot 25.
  - d) Ken Miller Consulting representing Alberta Pace. Requested consideration for the construction of road improvements at approximately 720 N. Main Street.
  - e) Brandon Hunter-Requested approval of building and site plans for a detached garage at 20 E Roundy Mountain Road
  - f) Bob Hermansen representing Pac West. Requested preliminary approval for a 4 lot minor subdivision located at approximately 400 N. Silver Reef Road.
  - g) Planning Commission Chairman and Chair Pro Tem were nominated for 2004-2005.
12. Mayor Norma Gier
13. Council Member Gloria Parnell  
    Discuss roads and graffiti.
14. Council Member Dave Harbour
15. Council Member Dale Barnes
16. Adjournment

In compliance with the Americans with Disabilities Act, the Town of Leeds will make reasonable accommodations for persons needing assistance to participate in this public meeting. Persons requesting assistance are asked to call Town Hall at 879-2447 at least 48 hours prior to the meeting.

Certificate of Posting

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Joy Stevens, Clerk/Recorder



**TOWN OF LEEDS**  
Minutes of the Town Council Meeting  
May 26, 2004

**1. CALL TO ORDER:**

Mayor Gier called the meeting to order at 7:00 p.m.

**2. ROLL CALL:**

Present was Mayor Norma Gier, Council Members Darrell Nelson, Gloria Parnell, and Dave Harbour. Dale Barnes was excused.

**3. PLEDGE OF ALLEGIANCE:**

Dave Harbour

**4. APPROVE AGENDA AND MINUTES OF APRIL 28, May 12, 2004:**

Motion by Dave Harbour to approve the agenda with the addition of an Executive Session and minutes of the April 28, and May 12, 2004, meetings. Seconded by Gloria Parnell. Passed unanimously.

**5. PUBLIC HEARING:**

**ORDINANCE #04-02 An ordinance annexing "Furrow Addition"**

Motion by Mayor Gier to open the Public Hearing. Seconded by Darrell Nelson. Passed unanimously. The Planning Commission has recommended approval of the Furrow annexation. Since the annexation process has been in progress for several months concerning this annexation the Council had no further questions or comments. There were no comments from the audience.

Motion by Dave Harbour to close the public hearing. Seconded by Gloria Parnell. Passed unanimously.

**6. ACTION ON PUBLIC HEARING:**

Motion by Darrell Nelson to approve Ordinance #04-02 and annex "Furrow Addition". Seconded by Gloria Parnell. Roll call vote. All aye votes. Passed unanimously.

**7. PUBLIC HEARING:**

**ORDINANCE #04-03 An ordinance annexing "Peterson Addition"**

Motion by Darrell Nelson to open the Public Hearing. Seconded by Gloria Parnell. Passed unanimously. The Planning Commission recommended approval of the Peterson annexation. Since the annexation process has been in progress for several months concerning this annexation the Council had no further questions or comments. There were no comments from the audience.

Motion by Gloria Parnell to close the public hearing. Seconded by Darrell Nelson. Passed unanimously.

**8. ACTION ON PUBLIC HEARING:**

Motion by Dave Harbour to approve Ordinance #04-03 and annex "Peterson Addition". Seconded by Darrell Nelson. Roll call vote. All aye votes. Passed unanimously.

**9. RESOLUTION #04-01:**

**A Resolution Adopting the Five county Association of Governments Natural Hazard Mitigation Plan as required by The Federal Disaster Mitigation and Cost Reduction Act of 2000.** The Mayor explained the mitigation plan and the necessity of the plan if we want federal help when natural hazards occur. **Motion** by Gloria Parnell to approve Resolution #04-01. **Seconded** by Dave Harbour. **Roll call vote. All aye votes. Passed unanimously.**

**10. PROPOSED BUDGET FOR THE 2004-2005 YEAR:**

The Council reviewed the proposed budget. Each category and line item were explained to the Council by Treasurer Becky Welch. Mayor Gier stated that Brent, Kevin, George, Joy and Becky will receive a raise this year. Mayor Gier will set up a meeting with the Fire District to ask for their financial assistance in dispatch fees. The Fire District receives way more dispatch calls than the Leeds Police Department and yet they are not paying for the service. The Council will now take the proposed budget and review it before the public hearing is held to note any significant changes.

**11. SET PUBLIC HEARING DATE FOR ADOPTION OF THE 2004-2005 BUDGET AND TO OPEN AND AMEND THE 2003-2004 BUDGET TO BALANCE THE ACCOUNTS.**

**Motion** by Dave Harbour Nelson to set the public hearing date for adoption of the 2004-2005 budget for June 9, 2004, and the public hearing to open and amend the 2003-2004 budget for June 30, 2004. **Seconded** by Gloria Parnell. **Passed unanimously.**

**12. BOB AND ILENE MACKELPRANG REQUEST A CONDITIONAL USE PERMIT FOR A HORSE AT 220 N MESA VIEW:**

The Planning Commission recommended approval of the Mackelprangs request for a Conditional Use Permit for 1 horse. **Motion** by Dave Harbour to approve the Conditional Use Permit for Bob and Ilene Mackelprang to have 1 horse at 220 N Mesa View to be reviewed in 1 year. **Seconded** by Gloria Parnell. **Passed unanimously.**

**13. COUNCIL MEMBER DARRELL NELSON:**

**Planning Commission Items:** Darrell reviewed the following for the Council.

- a) **Neighborhood meeting concerning the proposed amended General Plan. (Public Hearing date was set for June, 2004, at 6:00 p.m.)**
- b) **Terry McBride-Hometown Car & Truck Sales. (Planning Commission recommended approval for 1 month temporary business license. McBride needs to submit a site plan for the business indicating required parking spaces at the next meeting)**
- c) **Bracken custom Homes-Representing Jay Keltner- requested approval of building and site plans for a home in El Dorado Hills Phase III Lot 25. (Planning Commission recommended denial based on height regulations. Bracken withdrew the request until the 55' high pitched roof can be modified to comply with the 35' high ordinance.)**
- d) **Ken Miller Consulting-representing Alberta Pace-requested consideration for the construction of road improvements at approximately 720 N. Main Street. (Planning Commission recommended denial until the full intent and purpose of the use of the**

*“driveway” is disclosed and a study on traffic impact)*

e) Brandon Hunter-requested approval of building and site plans for a detached garage at 20 E. Roundy Mountain Road. *(Planning Commission approved and plans will be forwarded to the Leeds Building Inspector.)*

f) Bob Hermansen representing Pac West-requested preliminary approval for a 4 lot minor subdivision located at approximately 400 N. Silver Reef Road. *(Planning Commission recommended denial based upon inadequate plat and 5 parcels not 4 would be created.)*

g) Planning Commission Chairman and Chair Pro Tem were nominated for 2004-2005. *(Jim Parnell and Alice Franks respectively)*

**14. MAYOR NORMA GIER:**

**Mayor Gier had nothing at this time.**

**15. COUNCIL MEMBER GLORIA PARNELL:**

Parnell reported that someone had spray painted graffiti in the tunnel on West Center Street.

Parnell has obtained the bids for the sidewalk repairs. The Council discussed the bids and decided on the bid for \$1,000.00. **Motion** by Darrell to approve the expenditure of \$1,000.00 to repair the sidewalks. **Seconded** by Dave Harbour. **Roll call vote. All aye votes. Passed unanimously.**

Since Roger New was in the audience she asked him about the broken sidewalk in front of his home on Main Street. New said the home is still under construction and when they are finished hauling the rock out of the yard they will repair the sidewalk which they broke.

Parnell said it will take approximately \$1,500.00 to survey Babylon Road so it can be re-aligned. **Motion** by Dave Harbour to expend up to \$2,000.00 for the survey of Babylon Road. **Seconded** by Darrell Nelson. **Roll call vote. All aye votes. Passed unanimously.**

Parnell stated she and Public Works Director George Fridell will be ordering more safety signs for the Town roads.

**16. COUNCIL MEMBER DAVE HARBOUR:**

**Harbour had nothing at this time.**

**17. COUNCIL MEMBER DALE BARNES:**

**Barnes was excused.**

***EXECUTIVE SESSION:***

**Pursuant to Utah Code Section 52-4-5 (1)(a)(iv) concerning strategy to purchase, exchange, or lease real property when public discussion of the transaction would prevent the public body from completing the transaction on the best possible terms.**

**Motion** by Mayor Gier to adjourn to an Executive Session. **Seconded** by Gloria Parnell. **Passed unanimously. Adjourned at 8:45 p.m. Reconvened at 9:55 p.m.**

**18. After reconvening the Council discussed the importance of annexing the property Northeast of Leeds. This property is in our area of influence in the Master Annexation**

**Plan. A letter of interest will be sent to Ron Thompson and John Wiley.**

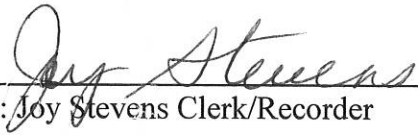
**19. ADJOURNMENT:**

The meeting adjourned at 10:30 p.m.

**APPROVED AND SIGNED THIS 9th DAY OF JUNE 2004**



Darrell Nelson, Mayor Pro Tem



attest: Joy Stevens Clerk/Recorder

# TOWN OF LEEDS

## ORDINANCE #04-02

### AN ORDINANCE ANNEXING "FURROW ADDITION"

WHEREAS, FURROW ADDITION, AN UNINCORPORATED AREA WHICH IS CONTIGUOUS TO THE MUNICIPAL BOUNDARY OF THE TOWN OF LEEDS, UTAH AND WHICH AREA IS DESIGNATED ON THE PLAT HAS PETITIONED TO BE ANNEXED INTO THE TOWN OF LEEDS; AND

WHEREAS, AT A PUBLIC MEETING HELD MAY 26, 2004, THE TOWN COUNCIL OF THE TOWN OF LEEDS, UTAH, UNANIMOUSLY APPROVED THE ACCEPTANCE OF THE PETITION FOR ANNEXATION BY FURROW ADDITION; AND

BE IT THEREFORE ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF LEEDS, UTAH: THAT

1. The area known as Furrow Addition is hereby annexed to the Town of Leeds, the Town Zoning Map is hereby amended to show the addition of this property to the Town of Leeds, Utah, limits. The un-developed property will come into the Town of Leeds with the R-R-1 Zone.
2. The property to be annexed is located in Washington County, Utah and is more particularly described as:

**LEGAL SURVEY DESCRIPTION BY BUSH & GUDGELL, INC,  
JAMES A. RAINES A REGISTERED LAND SURVEYOR.**

FURROW ADDITION BOUNDARY DESCRIPTION: BEGINNING AT A POINT WHICH IS LOCATED S0°17'13" E, ALONG THE CENTER SECTION LINE 693.36 FEET AND EAST 677.69 FEET FROM THE NORTH 1/4 CORNER OF SECTION 13, TOWNSHIP 41 SOUTH, RANGE 14 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE N 46°56'43" E 44.48 FEET TO A POINT ON THE SOUTH LINE OF THE TAMARISK ADDITION TO LEEDS; THENCE S 89°45'57", ALONG SAID TAMARISK ADDITION 143.75 FEET, TO A POINT ON THE WESTERLY LINE OF THE HORSESHOE ADDITION TO LEEDS; THENCE S 33°35'16" W, ALONG SAID HORSESHOE ADDITION 145.48 FEET; THENCE N 43°03'26" W 314.39 FEET TO THE POINT OF BEGINNING.  
ACCORDING TO THE BOUNDARY DESCRIPTION THERE ARE APPROXIMATELY 0.88 ACRES.

3. THIS ORDINANCE SHALL TAKE EFFECT and the plat map will be filed with the county within 20 days after publication or posting, or 30 days after final passage by the Town Council, whichever date is sooner.

PASSED AND ADOPTED THIS 26 DAY OF May, 2004

Norma Gier  
Norma Gier, Mayor Town of Leeds

attest: Joy Stevens  
Joy Stevens, Clerk/Recorder

ROLL CALL VOTE:  
MAYOR Norma Gier  AYE  NAY  
COUNCIL MEMBERS:  
Harrell Nelson  AYE  NAY  
Glenn Farrell  AYE  NAY  
Russ Harkow  AYE  NAY  
Rale Barnes (absent)  AYE  NAY

AYE VOTES 4 NAY VOTES 0 ABSTENTIONS \_\_\_\_\_

Ordinance # 04-02 is  passed \_\_\_\_\_ rejected

Joy Stevens  
Joy Stevens, Clerk/Recorder

# TOWN OF LEEDS

## ORDINANCE #04-03

### AN ORDINANCE ANNEXING "PETERSON ADDITION"

WHEREAS, PETERSON ADDITION, AN UNINCORPORATED AREA WHICH IS CONTIGUOUS TO THE MUNICIPAL BOUNDARY OF THE TOWN OF LEEDS, UTAH AND WHICH AREA IS DESIGNATED ON THE PLAT HAS PETITIONED TO BE ANNEXED INTO THE TOWN OF LEEDS; AND

WHEREAS, AT A PUBLIC MEETING HELD MAY 26, 2004, THE TOWN COUNCIL OF THE TOWN OF LEEDS, UTAH, UNANIMOUSLY APPROVED THE ACCEPTANCE OF THE PETITION FOR ANNEXATION BY PETERSON ADDITION; AND

BE IT THEREFORE ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF LEEDS, UTAH: THAT

1. The area known as Peterson Addition is hereby annexed to the Town of Leeds, the Town Zoning Map is hereby amended to show the addition of this property to the Town of Leeds, Utah, limits. The un-developed property will come into the Town of Leeds with the General Commercial Zone.
2. The property to be annexed is located in Washington County, Utah and is more particularly described as:

#### LEGAL SURVEY DESCRIPTION BY DAVID E. HAWKES A PROFESSIONAL LAND SURVEYOR.

PETERSON ADDITION BOUNDARY DESCRIPTION: BEGINNING AT A POINT WHICH IS LOCATED S. 0'09'51" W. ALONG THE 1/16 LINE 189.26 FEET FROM THE NORTHEAST CORNER OF THE NW1/4SE1/4 OF SECTION 12, TOWNSHIP 41 SOUTH, RANGE 14 WEST, SALT LAKE BASE & MERIDIAN, AND RUNNING THENCE ALONG THE EASTERLY BOUNDARY LINE OF SILVER VALLEY ESTATES SUBDIVISION PHASE 1 AS FOLLOWS: S 31'44'03" W. 367.79 FEET THENCE S. 36'32'02" W. 182.87 FEET, THENCE S 18'43'27" W. 572.82 FEET, THENCE S. 36'35'00" W. 220.97 FEET TO A POINT ON THE SOUTH LINE OF SAID NW1/4SE1/4, THENCE LEAVING SAID SUBDIVISION BOUNDARY LINE AND RUNNING S. 88'30'09" E ALONG THE 1/16 LINE 620.11 FEET TO THE SE CORNER OF SAID NW1/4SE1/4, THENCE N. 0'09'51" E ALONG THE 1/16 LINE 1192.46 FEET TO THE POINT OF BEGINNING. ACCORDING TO THE BOUNDARY DESCRIPTION THERE ARE APPROXIMATELY 8.879 ACRES OF LAND.

**TOWN OF LEEDS**

**RESOLUTION NO. 04-01**

**A RESOLUTION ADOPTING THE FIVE COUNTY ASSOCIATION OF GOVERNMENTS NATURAL HAZARD MITIGATION PLAN AS REQUIRED BY THE FEDERAL DISASTER MITIGATION AND COST REDUCTION ACT OF 2000.**

WHEREAS, the President of the United States signed H. R. 707, the *Disaster Mitigation and Cost Reduction Act of 2000*, into law on October 30, 2000.

WHEREAS, the Disaster Mitigation Act of 2000, requires all jurisdictions to be covered by a Pre-Disaster Hazard Mitigation Plan to be eligible for Federal Emergency Management Agency post-disaster funds,

WHEREAS, Five County Association of Governments was contracted by the State of Utah to prepare a Pre-Disaster Mitigation Plan covering all jurisdictions within the Five County Association of Governments region; and

WHEREAS, the Five County Association of Governments Steering Committee directed the Five County Association of Governments staff to write the Plan; and

WHEREAS, Leeds Town Corporation is a member of the Five County Association of Governments; and

WHEREAS, the Leeds Town Council is concerned about potential natural disasters and desires to prevent or limit losses from natural disasters before they occur; and

WHEREAS, the Plan identifies likely hazards, potential losses and possible mitigation measures to limit losses; and

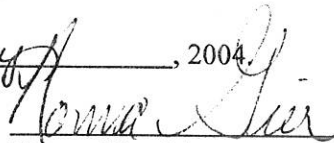
WHEREAS, the Leeds Town council has determined that it would be in the best interest of the community as a whole to adopt the Pre-Disaster Hazard Mitigation Plan as it pertains to the Town; therefore

BE IT RESOLVED BY THE LEEDS TOWN COUNCIL THAT:

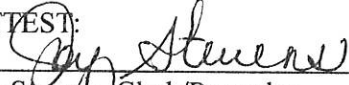
the Five county Association of Governments Natural Hazard Mitigation Plan is adopted to meet the requirements of the *Disaster Mitigation and Cost Reduction Act of 2000*.

This Resolution shall be effective upon adoption.

DATED this 26 day of May, 2004.

  
\_\_\_\_\_  
Norma Gier, Mayor

ATTEST:

  
\_\_\_\_\_  
Joy Steveds, Clerk/Recorder