

10 ACRE
LOT



Town of Apple Valley

1777 N Meadowlark Dr
Apple Valley UT 84737

T: 435.877.1190 | F: 435.877.1192

www.applevalleyut.gov

Application has
been paid in full 7/27/2021
\$ 500 Paid D

Fee: \$500.00 + Acreage Fee
1 - 100 Acres: \$50.00/Acre
101 - 500 Acres: \$25.00/Acre
501 + Acres: \$10/Acre

Zone Change Application

Applications Must Be Submitted A Minimum of 21 Days In Advance of [REDACTED] Meeting

Name: Lilette Wilson	Phone: [REDACTED]	
Address: [REDACTED]	Email: [REDACTED]	
City: St. George	State: UT	Zip: 84770
Agent: (If Applicable)	Phone:	
Address/Location of Property:	Parcel ID: AV-1311-U	
Existing Zone: Single Family Residential Zone	Proposed Zone: RE / Rural Estates RE-10	
Reason for the request AG - USE - GARDEN		

Submittal Requirements: The zone change application shall provide the following:

- ☒ A. The name and address of every person or company the applicant represents
- ☒ B. An accurate property map showing the existing and proposed zoning classifications
- ☒ C. All abutting properties showing present zoning classifications
- ☒ D. An accurate legal description of the property to be rezoned
- ☒ E. Stamped envelopes with the names and address's of all property owners within 500' of the boundaries of the property proposed for rezoning. Including owners along the arterial roads that may be impacted
- ☒ F. Warranty deed or preliminary title report or other document (see attached Affidavit) showing evidence the applicant has control of the property

Note: To avoid delays in processing your Zone Change request, it is important that all applicable information noted above, along with the fee, is submitted with the application. An incomplete application will not be scheduled for the Planning Commission. Planning Commission meetings are held on the second and fourth Wednesday of each month at 6:00 pm. Submission of a completed application does not guarantee your application will be placed on the next PC meeting agenda. It may be placed on the next available PC meeting agenda.

Official Use Only	
Date Received: 7/19/2021	By: Davis M. Chipman
Date Application Deemed Complete:	By:

WHEN RECORDED MAIL TO:
Lilette Wilson

SPACE ABOVE THIS LINE FOR RECORDERS USE ONLY
RECORDED AT THE REQUEST OF DIXIE TITLE COMPANY ORDER # 4-20-10C
MAIL TAX NOTICE TO: SAME AS ABOVE
TAX ID NO: PORTION OF AV-1311-U

WARRANTY DEED

Melroy Robert Vigoren

GRANTOR(S)

OF LA VERKIN, COUNTY OF WASHINGTON, STATE OF UTAH
HEREBY CONVEY AND WARRANT TO

Lilette Wilson

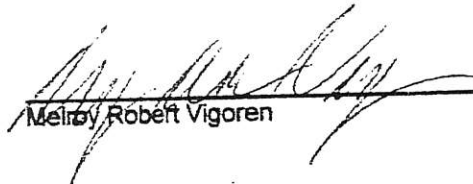
GRANTEE(S)

OF _____, COUNTY OF WASHINGTON, STATE OF UTAH
FOR THE SUM OF FORTY DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION,
THE FOLLOWING DESCRIBED TRACT OF LAND IN WASHINGTON COUNTY, STATE OF UTAH:

See Attached Legal Description

TOGETHER with all improvements and appurtenances thereunto belonging but being SUBJECT to Easements, Rights of Way and
Restrictions of Record. LESS AND EXCEPTING any and all water rights associated herewith.

WITNESS, THE HAND(S) OF SAID GRANTOR(S), THIS 22nd DAY OF APRIL, 2020.

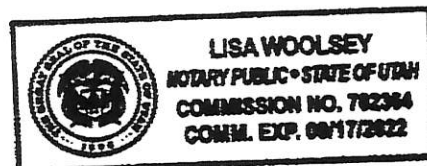

Melroy Robert Vigoren

STATE OF UTAH

COUNTY OF Weber)
SS

ON APRIL 22nd, 2020. PERSONALLY APPEARED BEFORE ME, MELROY ROBERT VIGOREN, THE SIGNER(S)
OF THE WITHIN INSTRUMENT, WHO DULY ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME.


NOTARY PUBLIC





Bush and Gudgeon, Inc.
Engineers • Planners • Surveyors
St. George, Utah
www.bushandgudgeon.com

NORTH PARCEL DESCRIPTION

Parcel No. AV-1311-U

Beginning at the Southwest corner of Lot 33, Apple Valley Ranch Subdivision Gooseberry Unit #1, according to the Official Plat thereof, recorded in the office of the Washington County Recorder as Document No. 485280, said point that lies North 00°05'23" West along the Quarter Section line 693.64 feet from the South Quarter Corner of Section 18, Township 42 South, Range 11 West, Salt Lake Base and Meridian, and running thence East 325.02 feet; thence South 5.74 feet to the Southwest corner of Lot 34 of said subdivision, thence East 400.00 feet to Southeast corner of Lot 35 of said subdivision, said point also being the West line of Purple Sage Road, thence South along the West line of Purple Sage Road 607.87 feet; thence West 724.06 feet to the Quarter Section line, thence North 00°05'23" West along said line 613.61 feet to the point of beginning.

Containing 442,289 square feet or 10.15 acres.

04/14/2020
201072 Apple Valley
By: DGM

CENTER LOCATION: SAEBOY
IN TOWNSHIP 42 SOUTH,
RANGE 11 WEST, SECTION
16, BASE AND MERIDIAN.
NOTED FOR ANOTHER

04-22-2020
CASE
RUSI And GADGET INC

W. H. H. H. H. H.

[illegible][illegible][illegible]

10	SPECTRA, FLUORO-SOLUBLE CATIONIC POLYMERIZATION OF SULFONIC ACID CATION (CLASS I, R ₁ AND R ₂)
11	M. M. KANDOLY AND R. J. PETERLIN (ED) COMMENTS TO AND FROM 5/6/1968 AND 6/20/1968 D. G. JONES, OILBASE SPECIFIED ON 2-1-1967
12	STUDIES ON POLYMERIZATION (POLYMERIZATION, ETC., 25-1967) ON 2-1-1967

STERN, ED
PUBLISHED BY
ADOLPH BLOOMBERG INC
75 NASSAU ST. N.Y. 10038

JOE SPILT

JOYCE N.
SOUTHWEST 1/4 OF SECTION 10 & NORTHWEST 1/4 OF SECTION 19,
TOWNSHIP 12 SOUTH, RANGE 11 WEST, SALT LAKE BASIN, OGDEN MONUMENT

PERFECTED FOR:
DAVID WILSON

[illegible]

BUSH & GUDGELL, INC.
Engineers • Planners • Surveyors
205 East Tabernacle Suite 44
St. George, Utah 84770
Phone (435) 475-2337 / Fax (435) 575-2161
www.bushandgudgell.com

[illegible]

AFFIDAVIT
PROPERTY OWNER

STATE OF UTAH)

)S

COUNTY OF WASHINGTON)

I (We) Lilette Wilson, being duly sworn, depose and say that I (We) am (are) the owner(s) of the property identified in the attached application and that the statements herein contained and the information provided identified in the attached plans and other exhibits are in all respects true and correct to the best of my (our) knowledge. I (We) also acknowledge that I (We) have received written instructions regarding the process for which I (We) am (are) applying and the Apple Valley Town planning staff have indicated they are available to assist me in making this application.

[Signature]
Property Owner

Property Owner

Subscribed and sworn to me this 9 day of June, 2021 by
Lilette Wilson



[Signature]
Notary Public

Residing in: St. George

My Commission Expires: 09/01/2024

AGENT AUTHORIZATION

I (We), _____, the owner(s) of the real property described in the attached application, do authorize as my (our) agent(s) _____ to represent me (us) regarding the attached application and to appear on my (our) behalf before any administrative body in the Town of Apple Valley considering this application and to act in all respects as our agent in matters pertaining to the attached application.

Property Owner

Property Owner

Subscribed and sworn to me this _____ day of _____, 20____.

Notary Public

Residing in: _____

My Commission Expires: _____